

Subject: Re: Mtg prep for Thursday
Date: Wednesday, May 25, 2016 at 5:21:47 PM Pacific Daylight Time
From: Katie Kiefer
To: Tara Devine
CC: Jessica Lall, Laronnia Jupiter
Attachments: image001.png

We have a projector to display items rather than hassle with making enough copies. Therefore, don't sweat making copies.

Katie Kiefer
South Park BID
Please note change of address:
1100 S. Flower St., Suite #3400, Los Angeles, CA 90015
o. 213 663 1120

[24/7: 866 560 9346](#)

From: Tara Devine <tara@devine-strategies.com>
Date: Wednesday, May 25, 2016 at 4:14 PM
To: SPBID <katie@southpark.la>
Cc: Jessica Lall <jessica@southpark.la>, Laronnia Jupiter <laronnia@southpark.la>
Subject: Re: Mtg prep for Thursday

Nope, we're all good.

There's only one thing that I realize would be helpful to have if you can...

The current budgets for SP and SPII. If you email them to me, I can print them. Or print enough copies for the group and bring them.

I'll have reference copies of SP and SPII MDP.

Also....please confirm how many copies I should bring.

On May 25, 2016 3:06 PM, "Katie Kiefer" <katie@southpark.la> wrote:

Tara – let me know if there is anything I need to pull on our end for the meeting. I do have a rather large binder from the last renewal but unsure if that will be helpful during the meeting.

Thanks and looking forward to meeting tomorrow.

Katie Kiefer
South Park BID
Please note change of address:
1100 S. Flower St., Suite #3400, Los Angeles, CA 90015
o. [213 663 1120](#)

[24/7: 866 560 9346](#)

From: Jessica Lall <jessica@southpark.la>
Date: Tuesday, May 24, 2016 at 8:59 AM
To: Tara Devine <tara@devine-strategies.com>
Cc: SPBID <katie@southpark.la>, Laronnia Jupiter <laronna@southpark.la>
Subject: Re: Mtg prep for Thursday

Sounds good – thanks!

Jessica Lall

South Park BID

Please note change of address:

1100 S. Flower St., Suite #3400, Los Angeles, CA 90015

- o. [213 663 1112](#)
- c. [213 820 0837](#)

24/7: [866 560 9346](#)

From: Tara Devine <tara@devine-strategies.com>
Date: Tuesday, May 24, 2016 at 12:44 AM
To: Jessica Lall <jessica@southpark.la>
Cc: Katie Kiefer <katie@southpark.la>, Laronnia Jupiter <laronna@southpark.la>
Subject: Re: Mtg prep for Thursday

My apologies for the slow response. It was a long, crazy day in the field.

Thursday's meeting will be mostly conversational and light on handouts. I will either print them myself, or get them to you by Tuesday.

Thanks!

On Mon, May 23, 2016 at 9:44 AM, Jessica Lall <jessica@southpark.la> wrote:

Subject: Fwd: LA City Planning BID Case report
Date: Thursday, November 3, 2016 at 9:03:41 AM Pacific Daylight Time
From: Rick Scott
To: Aaron Aulenta, Adam Burke, Andrew Thomas, Blair Besten, Danielle Condit, Donald Duckworth, Duke Dulgarian, Ellen Riotto, Gary Russell, Jeff Chodorow, Jessica Lall, Jim Omahen, John Walker, Joseph Mariani Jr., Josh Kreger, juliannakf@gmail.com, Katie Kiefer, Kent Smith, Kerry Morrison, Laurie Sale, Leslie Elkan, Leslie Elkan, Leslie Elkan, Marie Rumsey, Media District, Miguel Vargas, Misty Iwatsu, Nick Griffin, Noah Strouse, Patti MacJennett, Raquel Beard, Rena Leddy, San Pedro Historic Waterfront PBID, Shirley Zawadzki, Steve Gibson, Susan Levi, Suzanne Holley, Tara Devine, Vicki Nussbaum, wilmingtonchamber, Wilshire Center

Attachments: BID_20161101_040000AM.pdf, BID_20161101_040000AM.csv

FYI

----- Forwarded message -----

From: **Miranda Paster** <miranda.paster@lacity.org>
Date: Tue, Nov 1, 2016 at 10:21 AM
Subject: Fwd: LA City Planning BID Case report
To: Rita Moreno <rita.moreno@lacity.org>, Rick Scott <rick.scott@lacity.org>, "Van Cise, Eugene"
<eugene.vancise@lacity.org>
Cc: "Rader, Dennis" <dennis.rader@lacity.org>, "Hinkson, Rosemary" <rosemary.hinkson@lacity.org>, Jasmine Ramos
<jasmine@fashiondistrict.org>

----- Forwarded message -----

From: <Rocky.Wiles@lacity.org>
Date: Tue, Nov 1, 2016 at 4:00 AM
Subject: LA City Planning BID Case report
To:

NOTIFICATION OF NEW ENTITLEMENT APPLICATIONS – EARLY NOTIFICATION REPORT

To: Business Improvement District (BID) Contacts

From: Rocky Wiles, BID Liaison

Subject: LA City Planning BID Case report

Attached is the Planning Department's bi-weekly Early Notification Report for Business Improvement Districts (BID's). The purpose of this report is to provide BID's with the earliest possible information about all applications for planning entitlements that have been filed in your BID area, even though not all applications are complete and some cases may eventually be withdrawn. Included in the report is contact information about the applicant so your BID can obtain more information about the project very early in the process. A separate report is shown for each BID. You will see that the report is provided in PDF and Excel formats.

The information in the report is sorted by BID. If there are any questions, please contact Rocky.Wiles@lacity.org.

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Rick Scott
Neighborhood and Business Improvement District Division
Office of the City Clerk
213.978.1121 direct
213.978.1099 main
Fax 213.978.1130
Rick.Scott@lacity.org

Subject: Fwd: LA City Planning BID Case report
Date: Tuesday, December 27, 2016 at 8:07:43 AM Pacific Standard Time
From: Rick Scott
To: Aaron Aulenta, Adam Burke, Duke Dulgarian, Ellen Riotto, Estela Lopez, Joseph Mariani Jr., Josh Kreger, Katie Kiefer, Kerry Morrison, Laurie Sale, Leslie Elkan, Marie Rumsey, Miguel Vargas, Nick Griffin, Patti MacJennett, Rena Leddy, San Pedro Historic Waterfront PBID, Shirley Zawadzki, Steve Gibson, Susan Levi, Suzanne Holley, Tara Devine, Timothy Byk, Vicki Nussbaum, wilmingtonchamber, Wilshire Center
Attachments: BID_20161227_040000AM.pdf, BID_20161227_040000AM.csv

FYI

----- Forwarded message -----

From: **Miranda Paster** <miranda.paster@lacity.org>
Date: Tue, Dec 27, 2016 at 7:20 AM
Subject: Fwd: LA City Planning BID Case report
To: Rita Moreno <rita.moreno@lacity.org>, Rick Scott <rick.scott@lacity.org>, "Van Cise, Eugene" <eugene.vancise@lacity.org>
Cc: "Rader, Dennis" <dennis.rader@lacity.org>, "Hinkson, Rosemary" <rosemary.hinkson@lacity.org>

----- Forwarded message -----

From: <Rocky.Wiles@lacity.org>
Date: Tue, Dec 27, 2016 at 4:00 AM
Subject: LA City Planning BID Case report
To:

NOTIFICATION OF NEW ENTITLEMENT APPLICATIONS – EARLY NOTIFICATION REPORT

To: Business Improvement District (BID) Contacts

From: Rocky Wiles, BID Liaison

Subject: LA City Planning BID Case report

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Rick Scott
Neighborhood and Business Improvement District Division
Office of the City Clerk
213.978.1121 direct
213.978.1099 main
Fax 213.978.1130
Rick.Scott@lacity.org

Subject: Fwd: City'of Los Angeles Sidewalk Repair Program Information
Date: Friday, December 30, 2016 at 6:16:42 AM Pacific Standard Time
From: Rick Scott
To: Aaron Aulenta, Adam Burke, Duke Dulgarian, Ellen Riotto, Estela Lopez, Joseph Mariani Jr., Josh Kreger, Katie Kiefer, Kerry Morrison, Laurie Sale, Leslie Elkan, Marie Rumsey, Miguel Vargas, Nick Griffin, Patti MacJennett, Rena Leddy, San Pedro Historic Waterfront PBID, Shirley Zawadzki, Steve Gibson, Susan Levi, Suzanne Holley, Tara Devine, Timothy Byk, Vicki Nussbaum, wilmingtonchamber, Wilshire Center
Attachments: SAFE Sidewalk Flyer.jpg, SAFE Sidewalk Flyer.pdf, SAFE Sidewalks LA program copy.docx

Hi,

Attached is a brief writeup regarding the City's sidewalk repair program that has started, including the program's website link: www.sidewalks.lacity.org and a flyer in pdf and jpeg formats

We've been asked to share this information with the Business Improvement Districts.

If you have any questions or need more information, please call:

Paul Gomez
Principal Public Relations Representative
Public Affairs Office
City of Los Angeles Public Works
ph: 213-978-0316.
email: Paul Gomez <paul.gomez@lacity.org>

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Thank You,

Paul Gomez
Principal Public Relations Representative
Public Affairs Office
City of Los Angeles Public Works
[213-978-0316](tel:213-978-0316)

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Rick Scott
Neighborhood and Business Improvement District Division
Office of the City Clerk
213.978.1121 direct

213.978.1099 main
Fax 213.978.1130
Rick.Scott@lacity.org

Subject: Fwd: LA City Planning BID Case report
Date: Tuesday, January 10, 2017 at 8:28:35 AM Pacific Standard Time
From: Rick Scott
To: Aaron Aulenta, Adam Burke, Duke Dulgarian, Ellen Riotto, Estela Lopez, Joseph Mariani Jr., Josh Kreger, Katie Kiefer, Kerry Morrison, Laurie Sale, Leslie Elkan, Marie Rumsey, Miguel Vargas, Nick Griffin, Patti MacJennett, Rena Leddy, San Pedro Historic Waterfront PBID, Shirley Zawadzki, Steve Gibson, Susan Levi, Suzanne Holley, Tara Devine, Timothy Byk, Vicki Nussbaum, wilmingtonchamber, Wilshire Center
Attachments: BID_20170110_040000AM.pdf, BID_20170110_040000AM.csv

FYI

----- Forwarded message -----

From: **Miranda Paster** <miranda.paster@lacity.org>
Date: Tue, Jan 10, 2017 at 8:25 AM
Subject: Fwd: LA City Planning BID Case report
To: Rita Moreno <rita.moreno@lacity.org>, Rick Scott <rick.scott@lacity.org>, "Van Cise, Eugene" <eugene.vancise@lacity.org>, "Rader, Dennis" <dennis.rader@lacity.org>
Cc: "Hinkson, Rosemary" <rosemary.hinkson@lacity.org>

----- Forwarded message -----

From: <Rocky.Wiles@lacity.org>
Date: Tue, Jan 10, 2017 at 4:00 AM
Subject: LA City Planning BID Case report
To:

NOTIFICATION OF NEW ENTITLEMENT APPLICATIONS – EARLY NOTIFICATION REPORT

To: Business Improvement District (BID) Contacts

From: Rocky Wiles, BID Liaison

Subject: LA City Planning BID Case report

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Rick Scott
Neighborhood and Business Improvement District Division
Office of the City Clerk
213.978.1121 direct
213.978.1099 main
Fax 213.978.1130
Rick.Scott@lacity.org

Subject: Fwd: LA City Planning BID Case report
Date: Wednesday, January 25, 2017 at 6:55:58 AM Pacific Standard Time
From: Rick Scott
To: Aaron Aulenta, Adam Burke, Duke Dulgarian, Ellen Riotto, Estela Lopez, Joseph Mariani Jr., Josh Kreger, Katie Kiefer, Kerry Morrison, Laurie Sale, Leslie Elkan, Marie Rumsey, Miguel Vargas, Nick Griffin, Patti MacJennett, Rena Leddy, San Pedro Historic Waterfront PBID, Shirley Zawadzki, Steve Gibson, Susan Levi, Suzanne Holley, Tara Devine, Timothy Byk, Vicki Nussbaum, wilmingtonchamber, Wilshire Center
Attachments: BID_20170124_023941PM.pdf, BID_20170124_023941PM.csv

FYI

----- Forwarded message -----

From: **Miranda Paster** <miranda.paster@lacity.org>
Date: Tue, Jan 24, 2017 at 4:55 PM
Subject: Fwd: LA City Planning BID Case report
To: Rick Scott <rick.scott@lacity.org>, Rita Moreno <rita.moreno@lacity.org>, "Van Cise, Eugene" <eugene.vancise@lacity.org>
Cc: "Rader, Dennis" <dennis.rader@lacity.org>, "Hinkson, Rosemary" <rosemary.hinkson@lacity.org>

----- Forwarded message -----

From: <Rocky.Wiles@lacity.org>
Date: Tue, Jan 24, 2017 at 2:39 PM
Subject: LA City Planning BID Case report
To:

NOTIFICATION OF NEW ENTITLEMENT APPLICATIONS – EARLY NOTIFICATION REPORT

To: Business Improvement District (BID) Contacts

From: Rocky Wiles, BID Liaison

Subject: LA City Planning BID Case report

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Rick Scott
Neighborhood and Business Improvement District Division
Office of the City Clerk
213.978.1121 direct
213.978.1099 main
Fax 213.978.1130
Rick.Scott@lacity.org

Subject: Fwd: LA City Planning BID Case report
Date: Wednesday, February 8, 2017 at 11:28:17 AM Pacific Standard Time
From: Rick Scott
To: Aaron Aulenta, Adam Burke, Duke Dulgarian, Ellen Riotto, Estela Lopez, Joseph Mariani Jr., Josh Kreger, Katie Kiefer, Kerry Morrison, Laurie Sale, Leslie Elkan, Marie Rumsey, Miguel Vargas, Nick Griffin, Patti MacJennett, Rena Leddy, San Pedro Historic Waterfront PBID, Shirley Zawadzki, Steve Gibson, Susan Levi, Suzanne Holley, Tara Devine, Timothy Byk, Vicki Nussbaum, wilmingtonchamber, Wilshire Center
Attachments: BID_20170207_040001AM.pdf, BID_20170207_040001AM.csv

FYI

----- Forwarded message -----

From: **Miranda Paster** <miranda.paster@lacity.org>
Date: Wed, Feb 8, 2017 at 9:04 AM
Subject: Fwd: LA City Planning BID Case report
To: Rita Moreno <rita.moreno@lacity.org>, Rick Scott <rick.scott@lacity.org>, "Van Cise, Eugene" <eugene.vancise@lacity.org>, "Rader, Dennis" <dennis.rader@lacity.org>
Cc: "Hinkson, Rosemary" <rosemary.hinkson@lacity.org>

----- Forwarded message -----

From: <Rocky.Wiles@lacity.org>
Date: Tue, Feb 7, 2017 at 4:00 AM
Subject: LA City Planning BID Case report
To:

NOTIFICATION OF NEW ENTITLEMENT APPLICATIONS – EARLY NOTIFICATION REPORT

To: Business Improvement District (BID) Contacts

From: Rocky Wiles, BID Liaison

Subject: LA City Planning BID Case report

Attached is the Planning Department's bi-weekly Early Notification Report for Business Improvement Districts (BID's). The purpose of this report is to provide BID's with the earliest possible information about all applications for planning entitlements that have been filed in your BID area, even though not all applications are complete and some cases may eventually be withdrawn. Included in the report is contact information about the applicant so your BID can obtain more information about the project very early in the process. A separate report is shown for each BID. You will see that the report is provided in PDF and Excel formats.

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Rick Scott
Neighborhood and Business Improvement District Division
Office of the City Clerk
213.978.1121 direct
213.978.1099 main
Fax 213.978.1130
Rick.Scott@lacity.org

Subject: Re: SPBID past petition packets
Date: Saturday, February 11, 2017 at 11:30:30 PM Pacific Standard Time
From: Tara Devine
To: Katie Kiefer
CC: Ellen Riotto, Wallis Locke
Attachments: image001.png

You can download the South Park II formation packet here:
<https://drive.google.com/drive/folders/0B-OYeQrhQ5AzWWE5WTNvWEYzeEE?usp=sharing>

I handled the SPII formation, so I have a nice, complete packet in one PDF. This is everything that went in the packet, excepting the petition itself (obviously, each packet had a unique petition in it.)

I was not the renewal consultant for the last SP renewal, but I was brought on towards the end of the process to help with some of the property owner outreach, so I do have some of the documents, but not necessarily everything that was in them (Marco LiMandri's firm would have coordinated the mailing.) I did find a few docs, but not a full packet. I created only one of them, the South Park CBID FAQ. I do not believe this was part of Marco's mailed packet, but we did use it during SP renewal outreach, and, as you will see, I did a similar, updated version for SPII (which was included in the packets.) The other documents were not created by me - I assumed but cannot verify that they were created by either the BID or by Marco. Some may be drafts and not final versions, etc, - I have no way to know/verify.

Warmest regards,

TARA DEVINE
DEVINE STRATEGIES
645 West Ninth St., #110-293
Los Angeles, CA 90015
310.430.5121
tara@devine-strategies.com

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Planning & Entitlements - Political & Community Outreach - Business Improvement Districts

On Fri, Feb 10, 2017 at 3:28 PM, Katie Kiefer <katie@southpark.la> wrote:

Tara – do you have a copy of the 2012 petition packet or the SPII 2014 packet that was sent out in past renewals? We wanted to get a better visual of what’s been done in the past and get started on the cover letter and BID accomplishment 1-pager.

THX.

Katie Kiefer

Operations Manager



South Park Business Improvement District

1100 S. Flower St., Suite #3400, Los Angeles, CA 90015

katie@southpark.la | o. [213 663 1120](tel:2136631120)

Check out our website: www.southpark.la

[fb.com/SouthParkLosAngeles](https://www.facebook.com/SouthParkLosAngeles) | Twitter/Instagram @SouthParkLA

24/7 DISPATCH: [866-560-9346](tel:8665609346)

Subject: Presentation at Board mtg 2/23
Date: Tuesday, February 14, 2017 at 1:53:57 PM Pacific Standard Time
From: Ellen Riotto
To: Tara Devine
CC: Katie Kiefer
Attachments: image001.png

Hi Tara,

We discussed very briefly the possibility of you presenting at the full board meeting on Feb 2/23 at 8:30am. I'm confirming that you're still able. Please let me know.

Thanks,

Ellen

Ellen Riotto
Interim Executive Director



South Park Business Improvement District
1100 S Flower St, Suite #3400, Los Angeles, CA 90015
ellen@southpark.la | o. 213 663 1112 | c. 401 439 8147
southparl.la | fb.com/SouthParkLosAngeles | Twitter/Instagram @SouthParkLA
24/7 DISPATCH: 866-560-9346

Subject: Fwd: LA City Planning BID Case report
Date: Thursday, February 23, 2017 at 12:37:30 PM Pacific Standard Time
From: Rick Scott
To: Aaron Aulenta, Adam Burke, Duke Dulgarian, Ellen Riotto, Estela Lopez, Joseph Mariani Jr., Josh Kreger, Katie Kiefer, Kerry Morrison, Laurie Sale, Leslie Elkan, Marie Rumsey, Miguel Vargas, Nick Griffin, Patti MacJennett, Rena Leddy, San Pedro Historic Waterfront PBID, Shirley Zawadzki, Steve Gibson, Susan Levi, Suzanne Holley, Tara Devine, Timothy Byk, Vicki Nussbaum, wilmingtonchamber, Wilshire Center
Attachments: BID_20170221_040001AM.pdf, BID_20170221_040001AM.csv

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From: **Miranda Paster** <miranda.paster@lacity.org>
Date: Thu, Feb 23, 2017 at 12:21 PM
Subject: Fwd: LA City Planning BID Case report
To: Rita Moreno <rita.moreno@lacity.org>, Rick Scott <rick.scott@lacity.org>, "Van Cise, Eugene" <eugene.vancise@lacity.org>
Cc: "Rader, Dennis" <dennis.rader@lacity.org>, "Hinkson, Rosemary" <rosemary.hinkson@lacity.org>

----- Forwarded message -----

From: <Rocky.Wiles@lacity.org>
Date: Tue, Feb 21, 2017 at 4:00 AM
Subject: LA City Planning BID Case report
To:

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To: Business Improvement District (BID) Contacts

From: Rocky Wiles, BID Liaison

Subject: LA City Planning BID Case report

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Rick Scott
Neighborhood and Business Improvement District Division
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213.978.1121 direct
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Fax 213.978.1130
Rick.Scott@lacity.org

Subject: Fwd: New Service: Exodus Recovery Sobering Center
Date: Thursday, February 23, 2017 at 12:39:39 PM Pacific Standard Time
From: Rick Scott
To: Aaron Aulenta, Adam Burke, Duke Dulgarian, Ellen Riotto, Estela Lopez, Joseph Mariani Jr., Josh Kreger, Katie Kiefer, Kerry Morrison, Laurie Sale, Leslie Elkan, Marie Rumsey, Miguel Vargas, Nick Griffin, Patti MacJennett, Rena Leddy, San Pedro Historic Waterfront PBID, Shirley Zawadzki, Steve Gibson, Susan Levi, Suzanne Holley, Tara Devine, Timothy Byk, Vicki Nussbaum, wilmingtonchamber, Wilshire Center
Attachments: Final Brochure.pdf

FYI BID information

----- Forwarded message -----

From: [Miranda Paster <miranda.paster@lacity.org>](mailto:Miranda.Paster@lacity.org)
Date: Thu, Feb 23, 2017 at 12:37 PM
Subject: Fwd: New Service: Exodus Recovery Sobering Center
To: Rita Moreno <rita.moreno@lacity.org>, Rick Scott <rick.scott@lacity.org>, "Van Cise, Eugene" <eugene.vancise@lacity.org>
Cc: "Hinkson, Rosemary" <rosemary.hinkson@lacity.org>

Hello.

Please forward this information to your BIDs that do not attend the meetings.

Thank you.

----- Forwarded message -----

From: <jasmine@fashiondistrict.org>
Date: Fri, Feb 17, 2017 at 2:55 PM
Subject: New Service: Exodus Recovery Sobering Center
To: jasmine@fashiondistrict.org

Good Afternoon,

I hope this email finds you all well and dry. Exodus Recovery Sobering Center is set to present at our May meeting, however, given the nature of their organization I'd like to provide you with some general information in the meantime. Please see the information below. If you'd like to arrange a presentation for your individual BID before May, you can contact either Hilary Aquino (Program Director) haquino@exodusrecovery.com or Lezlie Murch (Senior Vice-President) lmurch@exodusrecovery.com.

Have a great weekend,

Jasmine Ramos

Project Manager

LA Fashion District BID

110 E 9th St, Suite A1175
[213-488-1153 ext. 713](#)

The Sobering Center is open to referrals from all of the BID street patrol officers. BID staff/officers can contact the Sobering Center at the following phone number [\(213\) 395-7700](#) and we can meet them at a location where an intoxicated individual is loitering/sleeping, etc. We also have a van and can pick up clients.

It is important to note that our services are VOLUNTARY and the Sobering Center is not a medical/detox facility. We do not administer detox medication. A client must be medically stable as well. We do have nursing staff on hand in case of potential medical issues arising during a stay but the Sobering Center is not a physical health clinic.

In brief the Sobering Center model:

- Located at 640 Maple Street the 50-bed facility diverts chronically inebriated individuals that may have otherwise been taken to the Emergency Department or Jail by fire or law enforcement and offer a safe and secure place for clients.
- The Sobering Center will serve the skid row community in downtown Los Angeles. Access to the SC is by a referring agency only, e.g., law enforcement, downtown outreach teams, community workers, BID staff. The Sobering Center will not take walk-ins.
- 24-hour/7-day operation with nursing care
- Linkage to services including detox and residential options will be provided upon discharge

You will find attached a brochure with further information.

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Rick Scott
Neighborhood and Business Improvement District Division
Office of the City Clerk
213.978.1121 direct
213.978.1099 main
Fax 213.978.1130
Rick.Scott@lacity.org

Subject: Fwd: Release of Citywide Economic Development Strategy Request for Proposals
Date: Monday, February 27, 2017 at 2:56:31 PM Pacific Standard Time
From: Rick Scott
To: Aaron Aulenta, Adam Burke, Duke Dulgarian, Ellen Riotto, Estela Lopez, Joseph Mariani Jr., Josh Kreger, Katie Kiefer, Kerry Morrison, Laurie Sale, Leslie Elkan, Marie Rumsey, Miguel Vargas, Nick Griffin, Patti MacJennett, Rena Leddy, San Pedro Historic Waterfront PBID, Shirley Zawadzki, Steve Gibson, Susan Levi, Suzanne Holley, Tara Devine, Timothy Byk, Vicki Nussbaum, wilmingtonchamber, Wilshire Center
Attachments: FOR RELEASE - EWDD Econ Dev RFP 2-23-17.pdf

FYI

----- Forwarded message -----

From: **Miranda Paster** <miranda.paster@lacity.org>
Date: Mon, Feb 27, 2017 at 2:52 PM
Subject: Fwd: Release of Citywide Economic Development Strategy Request for Proposals
To: Rita Moreno <rita.moreno@lacity.org>, Rick Scott <rick.scott@lacity.org>, "Van Cise, Eugene" <eugene.vancise@lacity.org>
Cc: "Hinkson, Rosemary" <rosemary.hinkson@lacity.org>, Jasmine Ramos <jasmine@fashiondistrict.org>

----- Forwarded message -----

From: **Estella Sepulveda-Catanzarite** <stella.catanzarite@lacity.org>
Date: Fri, Feb 24, 2017 at 4:08 PM
Subject: Release of Citywide Economic Development Strategy Request for Proposals
To: Andrew Thomas <andrew@thewestwoodvillage.com>, Miranda Paster <miranda.paster@lacity.org>
Cc: Cathy Castro <cathy.castro@lacity.org>

Dear Andrew and Miranda-

Please see the attached for information on the just-released Citywide Economic Development Strategy Request for Proposals (RFP).

I would appreciate your sharing this information with your BID members

Thanks Stella

--
Stella Catanzarite

Economic and Workforce Development Dept
1200 W. 7th St-6th floor-LA 90017
stella.catanzarite@lacity.org
Phone Number-213-744-9065

--
Counting my blessings - Sing and be Happy Today!

http://clerk.lacity.org/stellent/groups/departments/@clerk_master_contributor/documents/contributor_web_content/lacityp_026712.png

--
Rick Scott
Neighborhood and Business Improvement District Division
Office of the City Clerk
213.978.1121 direct
213.978.1099 main
Fax 213.978.1130
Rick.Scott@lacity.org

Subject: Fwd: LA City Planning BID Case report
Date: Tuesday, March 7, 2017 at 12:23:33 PM Pacific Standard Time
From: Rick Scott
To: Aaron Aulenta, Adam Burke, Duke Dulgarian, Ellen Riotto, Estela Lopez, Joseph Mariani Jr., Josh Kreger, Katie Kiefer, Kerry Morrison, Laurie Sale, Leslie Elkan, Marie Rumsey, Miguel Vargas, Nick Griffin, Patti MacJennett, Rena Leddy, San Pedro Historic Waterfront PBID, Shirley Zawadzki, Steve Gibson, Susan Levi, Suzanne Holley, Tara Devine, Timothy Byk, Vicki Nussbaum, wilmingtonchamber, Wilshire Center
Attachments: BID_20170307_040000AM.pdf, BID_20170307_040000AM.csv

FYI

----- Forwarded message -----

From: [Miranda Paster <miranda.paster@lacity.org>](mailto:Miranda.Paster@lacity.org)
Date: Tue, Mar 7, 2017 at 12:15 PM
Subject: Fwd: LA City Planning BID Case report
To: Rita Moreno <rita.moreno@lacity.org>, Rick Scott <rick.scott@lacity.org>, "Van Cise, Eugene" <eugene.vancise@lacity.org>, "Rader, Dennis" <dennis.rader@lacity.org>
Cc: "Hinkson, Rosemary" <rosemary.hinkson@lacity.org>

----- Forwarded message -----

From: <Rocky.Wiles@lacity.org>
Date: Tue, Mar 7, 2017 at 4:00 AM
Subject: LA City Planning BID Case report
To:

NOTIFICATION OF NEW ENTITLEMENT APPLICATIONS – EARLY NOTIFICATION REPORT

To: Business Improvement District (BID) Contacts

From: Rocky Wiles, BID Liaison

Subject: LA City Planning BID Case report

Attached is the Planning Department's bi-weekly Early Notification Report for Business Improvement Districts (BID's). The purpose of this report is to provide BID's with the earliest possible information about all applications for planning entitlements that have been filed in your BID area, even though not all applications are complete and some cases may eventually be withdrawn. Included in the report is contact information about the applicant so your BID can obtain more information about the project very early in the process. A separate report is shown for each BID. You will see that the report is provided in PDF and Excel formats.

The information in the report is sorted by BID. If there are any questions, please contact Rocky.Wiles@lacity.org.

--
Counting my blessings - Sing and be Happy Today!

http://clerk.lacity.org/stellent/groups/departments/@clerk_master_contributor/documents/contributor_web_content/lacityp_026712.png

--
Rick Scott
Neighborhood and Business Improvement District Division
Office of the City Clerk
213.978.1121 direct
213.978.1099 main
Fax 213.978.1130
Rick.Scott@lacity.org

Subject: Fwd: Public Works Week Event with Business Improvement Districts

Date: Tuesday, April 18, 2017 at 6:32:26 PM Pacific Daylight Time

From: Rick Scott

To: Aaron Aulenta, Adam Burke, Duke Dulgarian, Ellen Riotto, Estela Lopez, Joseph Mariani Jr., Josh Kreger, Katie Kiefer, Kerry Morrison, Laurie Sale, Leslie Elkan, Marie Rumsey, Miguel Vargas, Nick Griffin, Patti MacJennett, Rena Leddy, San Pedro Historic Waterfront PBID, Shirley Zawadzki, Steve Gibson, Susan Levi, Suzanne Holley, Tara Devine, Timothy Byk, Vicki Nussbaum, wilmingtonchamber, Wilshire Center

FYI

----- Forwarded message -----

From: **Miranda Paster** <miranda.paster@lacity.org>

Date: Tue, Apr 18, 2017 at 3:57 PM

Subject: Fwd: Public Works Week Event with Business Improvement Districts

To: Jasmine Ramos <jasmine@fashiondistrict.org>

Cc: Rita Moreno <rita.moreno@lacity.org>, Rick Scott <rick.scott@lacity.org>, "Van Cise, Eugene"

<eugene.vancise@lacity.org>, "Hinkson, Rosemary" <rosemary.hinkson@lacity.org>, Andrew Thomas

<Andrew@thewestwoodvillage.com>

Hello.

Please ensure that your BIDs are aware of the invite below:

Thank you.

----- Forwarded message -----

From: **Paul Gomez** <paul.gomez@lacity.org>

Date: Tue, Apr 18, 2017 at 3:35 PM

Subject: Public Works Week Event with Business Improvement Districts

To: Miranda Paster <miranda.paster@lacity.org>, Andrew Thomas <Andrew@thewestwoodvillage.com>

Cc: Luz Rivas <luz.rivas@lacity.org>, Fernando Campos <fernando.campos@lacity.org>

Hello Miranda, thanks for speaking with me yesterday. I'm including on this e-mail: Board of Public Works Commissioner Luz Rivas, Board Executive Officer Fernando Campos and BID Consortium Chair Andrew Thomas, .

As we discussed, during National Public Works Week scheduled for next month, we would like to invite Board of Directors and Executive Officer from the Business Improvement Districts for an open house/meet and greet with our Board Commissioners, representatives from Public Works bureaus, board office and various city departments.

It would take place on Tuesday, May 23 from 3:00 p.m.-5:00 p.m at City Hall in the Board of Public Works hearing room and corridor outside the hearing room. Parking will be provided in City Hall East and light refreshments will be served.

The Board Office will handle sending out an e-mail invite, RSVP and parking. If you could provide names and e-mail addresses from each BID, we would appreciate.

--

Thank You,

Paul Gomez
Principal Public Relations Representative
Public Affairs Office
Department of Public Works
[**213-978-0316**](#)



--
Counting my blessings - Sing and be Happy Today!

http://clerk.lacity.org/stellent/groups/departments/@clerk_master_contributor/documents/contributor_web_content/lacityp_026712.png

--
Rick Scott
Neighborhood and Business Improvement District Division
Office of the City Clerk
213.978.1121 direct
213.978.1099 main
Fax 213.978.1130
Rick.Scott@lacity.org

Subject: SPBID Board mtg
Date: Thursday, April 20, 2017 at 2:26:06 PM Pacific Daylight Time
From: Ellen Riotto
To: Tara Devine
CC: Katie Kiefer
Attachments: image001.png

Hi Tara,

Just wanted to confirm that I have you on the agenda for our board meeting next Thursday. Please let us know if you plan on having any handouts or presentation needs.

Thanks and looking forward to it!

Ellen

Ellen Riotto
Interim Executive Director



South Park Business Improvement District
1100 S Flower St, Suite #3400, Los Angeles, CA 90015
ellen@southpark.la | o. 213 663 1112 | c. 401 439 8147
southpark.la | [Facebook](#) | [Twitter](#) | [Instagram](#)
24/7 DISPATCH: 866-560-9346

Subject: Re: BID Renewal
Date: Monday, May 9, 2016 at 4:07:36 PM Pacific Daylight Time
From: Tara Devine
To: Jessica Lall
CC: Katie Kiefer
Attachments: ACB9898D-95F3-40C7-84AA-949B29706AFC[14].png

Works for me. It would be good for Marcus to join unless he has no input/concerns about SP or SPII budgets (or the combining of them.)

On Mon, May 9, 2016 at 10:40 AM, Jessica Lall <jessica@southpark.la> wrote:

How does 3p work?

Tara – should we see if Marcus can join?

Jessica Lall
South Park BID

Please note change of address:
1100 S. Flower St., Suite #3400, Los Angeles, CA 90015

- o. [213 663 1112](#)
- c. [213 820 0837](#)

24/7: [866 560 9346](#)

From: Katie Kiefer <katie@southpark.la>
Date: Thursday, May 5, 2016 at 3:47 PM
To: Tara Devine <tara@devine-strategies.com>

Cc: Jessica Lall <jessica@southpark.la>
Subject: Re: BID Renewal

Let's shoot for Tuesday then.

Katie Kiefer
South Park BID
Please note change of address:
1100 S. Flower St., Suite #3400, Los Angeles, CA 90015
o. [213 663 1120](#)

24/7: [866 560 9346](#)

From: Tara Devine <tara@devine-strategies.com>
Date: Thursday, May 5, 2016 at 3:28 PM
To: SPBID <katie@southpark.la>
Cc: Jessica Lall <jessica@southpark.la>
Subject: Re: BID Renewal

Monday has filled up a good bit, but I will still have an opening, probably at 10am. Tuesday is still open.

On May 5, 2016 2:18 PM, "Katie Kiefer" <katie@southpark.la> wrote:

Tara – thank you and looking forward to getting the renewal process going.

I'll connect with Jessica on her availability Mon/Tues but I am available both days to discuss except for 10:30-11:30A on Tuesday. Let me know your availability both days.

THX.

Katie Kiefer

South Park BID

Please note change of address:

1100 S. Flower St., Suite #3400, Los Angeles, CA 90015

[o. 213 663 1120](tel:0.213.663.1120)

24/7: [866 560 9346](tel:866.560.9346)

From: Tara Devine <tara@devine-strategies.com>

Date: Monday, May 2, 2016 at 1:22 PM

To: Jessica Lall <jessica@southpark.la>

Cc: SPBID <katie@southpark.la>

Subject: Re: BID Renewal

Hi, Katie -

I look forward to working with you. Welcome aboard!

Jessica -

Yes. I am currently wide open on Mon-Tues. A little hectic Weds, and out of town Th-Fri. Anything work M-Tu?

Hi Tara -

I wanted to introduce you to Katie Kiefer, our new Operations Manager. Katie was at Lincoln Properties before, and co-chaired Night on Broadway...lives downtown and awesome :)

Katie is going to be serving as the point person for BID renewal, so I wanted to make sure you had a personal introduction.

The SPSG voted last Thursday to move forward with renewal as one BID.

I know we have our Steering Committee set up in a couple of weeks, but if I recall correctly, you also wanted to set up a call – perhaps we can try for next week?

Thanks!

Jessica Lall
Executive Director



South Park Business Improvement District

Please note change of address:

1100 S. Flower St., Suite #3400, Los Angeles, CA 90015

jessica@southpark.la | o. [213 663 1112](tel:2136631112) | c. [213 820 0837](tel:2138200837)

southpark.la | @southparkla | 24/7 DISPATCH: [866-560-9346](tel:8665609346)

Subject: Re: BID Renewal

Date: Tuesday, May 10, 2016 at 10:02:46 AM Pacific Daylight Time

From: Jessica Lall

To: Tara Devine

CC: Katie Kiefer

Yes – let's do that but really b/c we came in to a flooded office and are addressing it...

Will circle back shortly! Sorry, Tara, for all the back and forth.

Jessica Lall

South Park BID

Please note change of address:

1100 S. Flower St., Suite #3400, Los Angeles, CA 90015

o. 213 663 1112

c. 213 820 0837

24/7: 866 560 9346

From: Tara Devine <tara@devine-strategies.com>

Date: Tuesday, May 10, 2016 at 10:01 AM

To: Jessica Lall <jessica@southpark.la>

Cc: Katie Kiefer <katie@southpark.la>

Subject: Re: BID Renewal

If you want to reschedule for when he's available, I'm okay with that, too.

On May 10, 2016 7:22 AM, "Jessica Lall" <jessica@southpark.la> wrote:

I've asked if he can join but prob too late of s turnaround.

Thanks,

Jessica Lall

South Park BID

Office: [213-663-1112](tel:213-663-1112)

Cell: [213-820-0837](tel:213-820-0837)

Please note our new address:

1100 Flower Street, Suite 3400

Los Angeles, CA 90015

Sent from my iPhone

On May 9, 2016, at 4:08 PM, Tara Devine <tara@devine-strategies.com> wrote:

Works for me. It would be good for Marcus to join unless he has no input/concerns about SP or SPII budgets (or the combining of them.)

On Mon, May 9, 2016 at 10:40 AM, Jessica Lall <jessica@southpark.la> wrote:
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Tara – should we see if Marcus can join?

Jessica Lall
South Park BID

Please note change of address:
1100 S. Flower St., Suite #3400, Los Angeles, CA 90015

- o. [213 663 1112](tel:2136631112)
- c. [213 820 0837](tel:2138200837)

[24/7: 866 560 9346](tel:2478665609346)

From: Katie Kiefer <katie@southpark.la>
Date: Thursday, May 5, 2016 at 3:47 PM
To: Tara Devine <tara@devine-strategies.com>

Cc: Jessica Lall <jessica@southpark.la>
Subject: Re: BID Renewal

Let's shoot for Tuesday then.

Katie Kiefer
South Park BID
Please note change of address:
1100 S. Flower St., Suite #3400, Los Angeles, CA 90015
o. [213 663 1120](tel:2136631120)

[24/7: 866 560 9346](tel:2478665609346)

From: Tara Devine <tara@devine-strategies.com>
Date: Thursday, May 5, 2016 at 3:28 PM
To: SPBID <katie@southpark.la>
Cc: Jessica Lall <jessica@southpark.la>
Subject: Re: BID Renewal

Monday has filled up a good bit, but I will still have an opening, probably at 10am. Tuesday is still open.

On May 5, 2016 2:18 PM, "Katie Kiefer" <katie@southpark.la> wrote:

Tara – thank you and looking forward to getting the renewal process going.

I'll connect with Jessica on her availability Mon/Tues but I am available both days to discuss except for 10:30-11:30A on Tuesday. Let me know your availability both days.

THX.

Katie Kiefer

South Park BID

Please note change of address:

1100 S. Flower St., Suite #3400, Los Angeles, CA 90015

o. [213 663 1120](tel:2136631120)

24/7: [866 560 9346](tel:8665609346)

From: Tara Devine <tara@devine-strategies.com>

Date: Monday, May 2, 2016 at 1:22 PM

To: Jessica Lall <jessica@southpark.la>

Cc: SPBID <katie@southpark.la>

Subject: Re: BID Renewal

Hi, Katie -

I look forward to working with you. Welcome aboard!

Jessica -

Yes. I am currently wide open on Mon-Tues. A little hectic Weds, and out of town Th-Fri.
Anything work M-Tu?

Hi Tara -

I wanted to introduce you to Katie Kiefer, our new Operations Manager. Katie was at Lincoln Properties before, and co-chaired Night on Broadway...lives downtown and awesome :)

Katie is going to be serving as the point person for BID renewal, so I wanted to make sure you had a personal introduction.

The SPSG voted last Thursday to move forward with renewal as one BID.

I know we have our Steering Committee set up in a couple of weeks, but if I recall correctly, you also wanted to set up a call – perhaps we can try for next week?

Thanks!

Jessica Lall
Executive Director
<ACB9898D-95F3-40C7-84AA-949B29706AFC[14].png>
South Park Business Improvement District
Please note change of address:
1100 S. Flower St., Suite #3400, Los Angeles, CA 90015
jessica@southpark.la | o. [213 663 1112](tel:2136631112) | c. [213 820 0837](tel:2138200837)
southpark.la | @southparkla | 24/7 DISPATCH: [866-560-9346](tel:8665609346)

Subject: Re: Mtg prep for Thursday
Date: Wednesday, May 25, 2016 at 5:21:47 PM Pacific Daylight Time
From: Katie Kiefer
To: Tara Devine
CC: Jessica Lall, Laronnia Jupiter
Attachments: image001.png

We have a projector to display items rather than hassle with making enough copies. Therefore, don't sweat making copies.

Katie Kiefer
South Park BID
Please note change of address:
1100 S. Flower St., Suite #3400, Los Angeles, CA 90015
o. 213 663 1120

[24/7: 866 560 9346](#)

From: Tara Devine <tara@devine-strategies.com>
Date: Wednesday, May 25, 2016 at 4:14 PM
To: SPBID <katie@southpark.la>
Cc: Jessica Lall <jessica@southpark.la>, Laronnia Jupiter <laronnia@southpark.la>
Subject: Re: Mtg prep for Thursday

Nope, we're all good.

There's only one thing that I realize would be helpful to have if you can...

The current budgets for SP and SPII. If you email them to me, I can print them. Or print enough copies for the group and bring them.

I'll have reference copies of SP and SPII MDP.

Also....please confirm how many copies I should bring.

On May 25, 2016 3:06 PM, "Katie Kiefer" <katie@southpark.la> wrote:

Tara – let me know if there is anything I need to pull on our end for the meeting. I do have a rather large binder from the last renewal but unsure if that will be helpful during the meeting.

Thanks and looking forward to meeting tomorrow.

Katie Kiefer
South Park BID
Please note change of address:
1100 S. Flower St., Suite #3400, Los Angeles, CA 90015
o. [213 663 1120](#)

[24/7: 866 560 9346](#)

From: Jessica Lall <jessica@southpark.la>
Date: Tuesday, May 24, 2016 at 8:59 AM
To: Tara Devine <tara@devine-strategies.com>
Cc: SPBID <katie@southpark.la>, Laronnia Jupiter <laronna@southpark.la>
Subject: Re: Mtg prep for Thursday

Sounds good – thanks!

Jessica Lall

South Park BID

Please note change of address:

1100 S. Flower St., Suite #3400, Los Angeles, CA 90015

- o. [213 663 1112](#)
- c. [213 820 0837](#)

24/7: [866 560 9346](#)

From: Tara Devine <tara@devine-strategies.com>
Date: Tuesday, May 24, 2016 at 12:44 AM
To: Jessica Lall <jessica@southpark.la>
Cc: Katie Kiefer <katie@southpark.la>, Laronnia Jupiter <laronna@southpark.la>
Subject: Re: Mtg prep for Thursday

My apologies for the slow response. It was a long, crazy day in the field.

Thursday's meeting will be mostly conversational and light on handouts. I will either print them myself, or get them to you by Tuesday.

Thanks!

On Mon, May 23, 2016 at 9:44 AM, Jessica Lall <jessica@southpark.la> wrote:

Hi Tara –

I hope you had a great wknd!

Just wanted to check in and see what we needed to do in advance of Thursday's mtg?

Let us know.

Thanks!

Jessica Lall

Executive Director



South Park Business Improvement District

Please note change of address:

1100 S. Flower St., Suite #3400, Los Angeles, CA 90015

jessica@southpark.la | o. [213 663 1112](tel:2136631112) | c. [213 820 0837](tel:2138200837)

southpark.la | @southparkla | 24/7 DISPATCH: [866-560-9346](tel:8665609346)

Subject: Update: SP/SPII database

Date: Monday, July 25, 2016 at 10:56:26 AM Pacific Daylight Time

From: Tara Devine

To: Jessica Lall, Katie Kiefer

The new SP/SPII dbase is coming along:

- merging the two existing dbases (complete)
- updating the APN and parcel quantity data (well underway)
- adding in and synchronizing the logic/formulae (incomplete)
- delaying on property owner mailing data since the City doesn't check this until petitions come rolling in
- We also have an "appearance" issue is that the databases are in a mix of upper/lower case - again it's only an appearance issue but we can resolve over time, not now.

The first 3 are the important ones in order to submit the database to the Clerk. It's not 100% clear yet that we will make their desired deadline Aug 1, but we're pushing for it, and still hope to do so. If we are going to miss it, we'll ask for a brief extension as a courtesy.

No action needed on either of your parts at this time.

Subject: Re: SP/SPII database
Date: Tuesday, August 2, 2016 at 11:57:07 AM Pacific Daylight Time
From: Tara Devine
To: Jessica Lall
CC: Katie Kiefer

Thanks for the update!

On Aug 2, 2016 11:32 AM, "Jessica Lall" <jessica@southpark.la> wrote:

Hi Tara –

Wildan is making a couple of final parcel changes for SPII based on city feedback. We should have today, tomorrow at the latest and will send ASAP.

Thank you! Let me know if there is anything we can do in the meantime to assist.

Jessica Lall

South Park BID

1100 S. Flower St., Suite #3400, Los Angeles, CA 90015

o. [213 663 1112](tel:2136631112)

c. [213 820 0837](tel:2138200837)

24/7: [866 560 9346](tel:8665609346)

From: Tara Devine <tara@devine-strategies.com>
Date: Monday, August 1, 2016 at 2:14 PM
To: Jessica Lall <jessica@southpark.la>
Cc: Katie Kiefer <katie@southpark.la>
Subject: Re: SP/SPII database

Update:

We are unfortunately not complete on time (due today) but we are closing in. The combined database is a beast.

If we can get a timely update from you on the current assessments (2016 assessment roll) for South Park AND SPII, then I believe we can finish within a week and submit next Monday. That's our target; I'll let you know if it moves. I will also send a note to Dennis/Garen so they know.

When last discussed, we were sent an assessment roll and advised shortly thereafter that it was not correct. I have not seen a revised one. If I missed it, I apologize - kindly forward it again.

I also assume your board has not yet voted on whether to increase assessments in 2017, but it sounded to me like you would not in SPII (not sure about SP.) Please confirm/deny.

Thanks!

On Jul 25, 2016 10:58 AM, "Jessica Lall" <jessica@southpark.la> wrote:

Thank you, Tara!

Jessica Lall

South Park BID

1100 S. Flower St., Suite #3400, Los Angeles, CA 90015

o. [213 663 1112](tel:2136631112)

c. [213 820 0837](tel:2138200837)

24/7: [866 560 9346](tel:8665609346)

From: Tara Devine <tara@devine-strategies.com>

Date: Monday, July 25, 2016 at 10:56 AM

To: Jessica Lall <jessica@southpark.la>, Katie Kiefer <katie@southpark.la>

Subject: Update: SP/SPII database

The new SP/SPII dbase is coming along:

- merging the two existing dbases (complete)
- updating the APN and parcel quantity data (well underway)
- adding in and synchronizing the logic/formulae (incomplete)
- delaying on property owner mailing data since the City doesn't check this until petitions come rolling in
- We also have an "appearance" issue is that the databases are in a mix of upper/lower case - again it's only an appearance issue but we can resolve over time, not now.

The first 3 are the important ones in order to submit the database to the Clerk. It's not 100% clear yet that we will make their desired deadline Aug 1, but we're pushing for it, and still hope to do so. If we are going to miss it, we'll ask for a brief extension as a courtesy.

No action needed on either of your parts at this time.

Subject: One additional question

Date: Thursday, August 4, 2016 at 3:56:19 PM Pacific Daylight Time

From: Tara Devine

To: Jessica Lall, Katie Kiefer

You indicated that neither SP nor SPII will raise rates from 2016 to 2017.

Has the board made a decision in regards to 2017 to 2018?

In other words, will rates remain constant from the last year of the current BIDs to the first year of the new combined BID (aka the 2016 rates will hold through 2018 aka the first year of the new BID)?

We need to know where to establish the baseline for Year 1 of the new BID - based on what I've heard so far, it sounds like you will stay with the most recent rate you've given us (Wildan.)

But you may wish to answer this definitively AFTER resolving the Wildan piece.

Subject: Re: Quick ?

Date: Friday, August 5, 2016 at 10:58:28 AM Pacific Daylight Time

From: Jessica Lall

To: Tara Devine

CC: Katie Kiefer

Thanks, Tara!

If we don't connect today – I'm in the office all day Monday.

Jessica Lall
South Park BID

1100 S. Flower St., Suite #3400, Los Angeles, CA 90015

o. 213 663 1112

c. 213 820 0837

24/7: 866 560 9346

From: Tara Devine <tara@devine-strategies.com>

Date: Friday, August 5, 2016 at 10:36 AM

To: Jessica Lall <jessica@southpark.la>

Cc: Katie Kiefer <katie@southpark.la>

Subject: Re: Quick ?

Thanks for resolution. Just emerged from a conference call. What Katie says makes sense. Wildan levy reflected 3 increases. I did not want to say outright that they had made an error, but that was the simplest explanation for what we saw. If they remove the extra 5% increase, everything should be kosher.

Jess, I am in non-stop meetings today until 4:30ish and have a media call TBD sometime between 4:30-7, but I will give you a quick call asap about Hanover and raising assessments by zone. If I don't reach you, I'll leave a detailed voicemail.

On Aug 5, 2016 9:28 AM, "Jessica Lall" <jessica@southpark.la> wrote:

Thx katie.

These people are killing me. We need to let them know and keep on file these several emails saying we did not increase assessments.

Thanks,

Jessica Lall
South Park BID

Office: [213-663-1112](#)
Cell: [213-820-0837](#)

Please note our new address:
1100 Flower Street, Suite 3400
Los Angeles, CA 90015

Sent from my iPhone

On Aug 5, 2016, at 9:22 AM, Katie Kiefer <katie@southpark.la> wrote:

Willdan was still showing the 5% increase for GSP. They're working now on revising that to **no increase**.

Calling the City next to get the databases they have on file, Willdan will compare to make sure everyone is on the same page. Tara I will keep you looped in as well.

THX.

Katie Kiefer
South Park BID
1100 S. Flower St., Suite #3400, Los Angeles, CA 90015
o. [213 663 1120](#)

24/7: [866 560 9346](#)

From: Jessica Lall <jessica@southpark.la>
Date: Friday, August 5, 2016 at 9:12 AM
To: SPBID <katie@southpark.la>
Cc: Tara Devine <tara@devine-strategies.com>
Subject: Re: Quick ?

Thx katie.

I'd start by asking Wildan to verify that this most recent database did NOT include a 5% raise and that they corrected it from a month or so ago.

Thanks,

Jessica Lall
South Park BID

Office: [213-663-1112](#)
Cell: [213-820-0837](#)

Please note our new address:
1100 Flower Street, Suite 3400
Los Angeles, CA 90015

Sent from my iPhone

On Aug 5, 2016, at 9:10 AM, Katie Kiefer <katie@southpark.la> wrote:

Tara – getting Wildan on the phone now. Are you available to conference in so we can get clarifications to Wildan?

THX.

Katie Kiefer
South Park BID
1100 S. Flower St., Suite #3400, Los Angeles, CA 90015
o. [213 663 1120](tel:2136631120)

24/7: [866 560 9346](tel:8665609346)

From: Jessica Lall <jessica@southpark.la>
Date: Friday, August 5, 2016 at 8:01 AM
To: Tara Devine <tara@devine-strategies.com>
Cc: SPBID <katie@southpark.la>
Subject: Re: Quick ?

We only raised 2x 5%.

However, we had An issue with this year. Katie had accidentally first submitted to city a DB from Wildan that reflected us raising again going in to next year (2017) but that was incorrect and we /I have brought this up with everyone at city and Wildan and I thought it has been corrected but perhaps not.

Katie - I need you to give Wildan a call, perhaps with Tara on phone to resolve. This is eating up way too much time that we don't have.

Pls let me know if you don't feel like you understand before calling however.

Tara - we do not plan to raise assessments for either bid for the last year.

Did we ever find out from city if we can increase by zone?

Thanks,

Jessica Lall
South Park BID

Office: [213-663-1112](#)
Cell: [213-820-0837](#)

Please note our new address:
1100 Flower Street, Suite 3400
Los Angeles, CA 90015

Sent from my iPhone

On Aug 4, 2016, at 3:37 PM, Tara Devine <tara@devine-strategies.com> wrote:

I'm sorry to ask you to double-check #1, but we've run

into an issue. What you've said about two increases in 2015 and 2016 and no increases in other years is not matching up with what we see in the levies we received.

Attached is the final MDP for SP approved in 2012 (for the period of 2013-2017.) SP had been an Alpha BID that had to convert to a regular PBID, so it technically was a formation and not a renewal when it was approved in 2012. We highlighted the first two parcels in the MDP Appendix (attached, see p. 37) and then compared them to Wildan's numbers (also attached, see highlighted entries) for the same two parcels and the increase is **3 x 5%** (which is 15.7625%) from the Year 1 amounts. We did other randoms and got the same results. Somebody is miss-remembering or Wildan just raised them again going into 2017 or something else occurred that we cannot identify. We cannot figure out what exactly transpired without each year's subsequent assessment roll - all we have right now is the final result of various increases that add up to 15.7625%.

Appreciate your/Wildan's help getting answers....thanks!

On Aug 3, 2016 8:27 PM, "Tara Devine" <tara@devine-strategies.com> wrote:

[REDACTED]

On Aug 3, 2016 8:26 PM, "Jessica Lall" <jessica@southpark.la> wrote:

Sorry I've had a marathon day myself and not thinking clearly.

Jessica Lall
South Park BID

1100 S. Flower St., Suite #3400, Los Angeles,

CA 90015

- o. [213 663 1112](#)
- c. [213 820 0837](#)

24/7: [866 560 9346](#)

From: Tara Devine <tara@devine-strategies.com>

Date: Wednesday, August 3, 2016 at 8:23 PM

To: Jessica Lall <jessica@southpark.la>

Cc: Katie Kiefer <katie@southpark.la>

Subject: Re: Quick ?

Oh, yeah. Duh. Of course no increase in year 1. LOL.
Sorry, I have airhead moments occasionally ;)

I was thrown by you saying 2015 was year 2, and trying to figure out the net year over year increases we see in the levies. We'll review again and I'll let you know if there's any issue.

On Aug 3, 2016 8:18 PM, "Jessica Lall"
<jessica@southpark.la> wrote:

Correct.

Year 1 was right when I started and the bid term began so we didn't raise assessments the year before as that wouldn't have been possible?

Jessica Lall
South Park BID

1100 S. Flower St., Suite #3400, Los Angeles,
CA 90015

- o. [213 663 1112](#)
- c. [213 820 0837](#)

24/7: [866 560 9346](#)

From: Tara Devine <tara@devine-strategies.com>
Date: Wednesday, August 3, 2016 at 8:12 PM
To: Jessica Lall <jessica@southpark.la>
Cc: Katie Kiefer <katie@southpark.la>
Subject: Re: Quick ?

Great. Just to clarify on years/increases:

Year 1 (2013): ?
Year 2 (2014): 0%
Year 3 (2015): 5%
Year 4 (2016): 5%
Year 5 (2017): 0%

On Aug 3, 2016 8:01 PM, "Jessica Lall"
<jessica@southpark.la> wrote:

- 1) It appears that SP raised assessments in 3 of the past 4 years...5% in each of three years, and 0% in one of those years. True? **False – we raised assessments 5% in year 2 (2015) and year 3 (2016). Not 2014 or 2017.**
- 2) SPII has not raised assessments since formed.
True?**true**
- 3) I know we discussed this already, but I want to be paranoid and reconfirm: Neither SP nor SPII will raise assessments in 2017. True?**true**

Jessica Lall
South Park BID

1100 S. Flower St., Suite #3400, Los Angeles, CA 90015

- o. [213 663 1112](tel:2136631112)
- c. [213 820 0837](tel:2138200837)

24/7: [866 560 9346](tel:8665609346)

From: Tara Devine <tara@devine-strategies.com>
Date: Wednesday, August 3, 2016 at 7:58 PM
To: Jessica Lall <jessica@southpark.la>
Cc: Katie Kiefer <katie@southpark.la>
Subject: Quick ?

We've reviewed the levies and are continuing to work on the database.

Can you confirm/reconfirm three things for me? True or False :)

1) It appears that SP raised assessments in 3 of the past 4 years...5% in each of three years, and 0% in one of those years. True?

2) SPII has not raised assessments since formed. True?

3) I know we discussed this already, but I want to be paranoid and reconfirm: Neither SP nor SPII will raise assessments in 2017. True?

Thanks!

<SP MDP PBID March 6 2012 2.doc>

<South Park 2016-2017 Levy Submittal After Parcel Changes - all 1876 parcels 2.xlsx>

Subject: Re: Database

Date: Monday, September 26, 2016 at 9:06:32 PM Pacific Daylight Time

From: Tara Devine

To: Jessica Lall

CC: Katie Kiefer

Your inquiry is timely...after another round of issues that arose as we neared completion, the database is being submitted to Dennis tonight. I will touch base with him this week to see what their workload looks like and how long they expect initial review to take. They have just begun returning some of the databases submitted 6 weeks ago.

Yes, we can definitely talk about how to keep the master database current. It does take some work, but is much less onerous when done regularly over time.

(On this particular submission, we also had to merge two databases created by two different people three years apart, for two different BIDs....that in itself was a significant task...they don't exactly cut and paste together :) Plus the SP increases and no increases in SPII. Let's just say we shared the short version of the many issues we battled :)

On Sep 26, 2016 10:19 AM, "Jessica Lall" <jessica@southpark.la> wrote:

Thanks so much, Tara.

Just a heads up that I will be out Oct 24 – Nov 2 for my wedding. Let us know what is realistic to get out in front of before then. We also have a Board mtg on 10/19 should anything need to come before them.

Thanks!

Jessica Lall

South Park BID

1100 S. Flower St., Suite #3400, Los Angeles, CA 90015

- o. [213 663 1112](#)
- c. [213 820 0837](#)

24/7: [866 560 9346](#)

From: Katie Kiefer <katie@southpark.la>
Date: Friday, September 23, 2016 at 2:11 PM
To: Tara Devine <tara@devine-strategies.com>
Cc: Jessica Lall <jessica@southpark.la>
Subject: Re: Database

Tara – wanted to touch base and say a big thank you for taking on the databases. Were they able to be submitted on 9/15? If yes, has the City given a target date for review? Always appreciative for the detailed updates.

Now that we fully realize how cumbersome the databases are if not updated regularly, at our next onsite meeting would there be an opportunity to touch base on how to keep these updated regularly? Want to ensure your hard work is kept current on our end post-BID renewal; especially with the construction continuing to change parcel details.

Katie Kiefer

South Park BID

1100 S. Flower St., Suite #3400, Los Angeles, CA 90015

o. [213 663 1120](tel:2136631120)

24/7: [866 560 9346](tel:8665609346)

From: Tara Devine <tara@devine-strategies.com>
Date: Wednesday, September 14, 2016 at 11:04 PM
To: Jessica Lall <jessica@southpark.la>
Cc: Katie Kiefer <katie@southpark.la>
Subject: Database

We should be ready to submit the database tomorrow. Not all of the mailing address data is updated, but the Clerk doesn't look at that until closer to petition so we have time to update that (it's time-consuming, but vastly easier and more straightforward than all the work we just did, and besides, the ownership data changes throughout our process, which is why they don't focus on that now....they focus on the parcel data/assessments.)

There are parcels in both SP and SPII under construction or recently completed, for which there is, as yet, no building data. So we will also be updating these throughout the renewal process. So totals will fluctuate from this draft through next spring. There will even be changes between petition and ballot (in an actively developing area like SP/SPII, it happens.)

There were also some fairly strange calculations and some mis-categorizations in Marco's database that we've attempted to resolve and make consistent. A few are inexplicable to us. We shall see what the Clerk says, lol. There were also a tremendous number of changes over the past five years. We had to do a lot of detective work to figure out which old parcels no longer exist, which new parcels replaced them, etc. Subdivisions, lot ties/site assembly all "destroy and create" a bunch of new and obsolete APNs for us. Wildan's notes were helpful on some of these, btw - thank you!

In all, we'll likely go through 3-5 rounds of back-and-forth review on the database. Oh, and Dennis retires in October, I think. We shall see how that goes....

We will start work to develop the draft MDP and ER and can get it 80% there while Clerk reviews the database, but the tables, parcel roll, and #s in the document, etc. will have to wait until after the Clerk verifies the database. I will ask for a target date for review. They will almost certainly miss whatever deadline they may offer, but it gives me a good excuse to follow up and push.

I should have a little more information by next week.

Subject: Re: Timeline for SP/SPII Joint Renewal + request for database
Date: Tuesday, June 28, 2016 at 6:02:19 PM Pacific Daylight Time
From: Tara Devine
To: Katie Kiefer
CC: Jessica Lall

Thank you.

I am still waiting on the corrected levies, which is holding up work on the database (I'd really like to get started asap as we do have a lot of work to do with them.)

Any update?

On Jun 28, 2016 4:59 PM, "Katie Kiefer" <katie@southpark.la> wrote:

Tara – forwarded on the attached City reminder letters regarding the GSP and SPII renewal. Glanced through each renewal timeline and details haven't changed between this June doc and the initial ones issued in January.

Thought it was worth circulating, should you need it.

THX.

Katie Kiefer

South Park BID

1100 S. Flower St., Suite #3400, Los Angeles, CA 90015

o. [213 663 1120](tel:2136631120)

24/7: [866 560 9346](tel:8665609346)

From: SPBID <katie@southpark.la>
Date: Wednesday, June 15, 2016 at 12:56 PM
To: Tara Devine <tara@devine-strategies.com>
Cc: Jessica Lall <jessica@southpark.la>
Subject: Re: Timeline for SP/SPII Joint Renewal + request for database

Tara – please be advised, the databases previously sent to you were incorrectly allocated a 5% increase. SPBID is not increasing for 2016-2017.

Additionally, we are in communication with the City regarding parcel 5139-009-015 to be included in the Greater South Park BID going forward for 2017. The City is currently inspecting the CofO for this parcel; once the details are finalized I will resend the corrected docs.

Apologies on any confusion this caused. THX.

Katie Kiefer

South Park BID

1100 S. Flower St., Suite #3400, Los Angeles, CA 90015

o. [213 663 1120](#)

24/7: [866 560 9346](#)

From: SPBID <katie@southpark.la>

Date: Thursday, June 2, 2016 at 5:34 PM

To: Tara Devine <tara@devine-strategies.com>

Cc: Jessica Lall <jessica@southpark.la>

Subject: Re: Timeline for SP/SPII Joint Renewal + request for database

Tara – updated databases attached.

Katie Kiefer

South Park BID

1100 S. Flower St., Suite #3400, Los Angeles, CA 90015

o. [213 663 1120](#)

24/7: [866 560 9346](#)

From: Jessica Lall <jessica@southpark.la>

Date: Wednesday, June 1, 2016 at 12:12 PM

To: Tara Devine <tara@devine-strategies.com>

Cc: SPBID <katie@southpark.la>

Subject: Re: Timeline for SP/SPII Joint Renewal + request for database

Thanks, Tara.

Yes – Rick is our point person for both.

We should have the updated databases today and Katie can send to you.

Sounds good on timing!

Jessica Lall

South Park BID

Please note change of address:

1100 S. Flower St., Suite #3400, Los Angeles, CA 90015

o. [213 663 1112](#)

c. [213 820 0837](#)

24/7: [866 560 9346](#)

From: Tara Devine <tara@devine-strategies.com>
Date: Wednesday, June 1, 2016 at 11:57 AM
To: Jessica Lall <jessica@southpark.la>
Cc: Katie Kiefer <katie@southpark.la>
Subject: Timeline for SP/SPII Joint Renewal + request for database

Attached is the timeline from my proposal, which set all task deadlines a bit early. We started a bit late, but we're okay. Under this timeline, the Steering Committee should meet and finalize decisions by the end of June. That could be (and probably will be) pushed back a few weeks without having much impact on the timeline.

Once I receive a copy of the most current South Park and South Park II databases, I will be able to review those and estimate how long it will take us to combine and update them. I suspect it will be 2-3 weeks, maybe a month. So tentatively, I think we'll have our next Steering Committee meeting in early July. After that, we can begin the MDP in earnest and we may or may not need a 3rd Steering Committee in late July while we're midstride on that.

I'm meeting with Miranda and staff on Thursday and will raise some of the questions that came out of last week's SC meeting then.

One question: Is Rick Scott still assigned to both SP and SPII? (There is a new analyst and there have been some assignment changes, so I wanted to check.)

Warmest regards,

TARA DEVINE

DEVINE STRATEGIES

645 West Ninth St., #110-293
Los Angeles, CA 90015

[310.430.5121](tel:310.430.5121)

tara@devine-strategies.com

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Planning & Entitlements - Political & Community Outreach - Business Improvement Districts

Subject: South Park BID Renewal - kickoff mtg
Date: Thursday, April 14, 2016 at 2:11:58 PM Pacific Daylight Time
From: Jessica Lall
To: Bob Buente, Daniel Taban, Ann Hickambottom, Mark Wareham, KC Yasmer, Doyle McDonald
CC: Robin Bieker, Tara Devine, Laronnia Jupiter, Katie Kiefer
Attachments: ACB9898D-95F3-40C7-84AA-949B29706AFC[3].png

Hi Everyone -

If you're receiving this email it's because you have generously offered to participate on the Steering Committee for BID renewal, which will include both SPBID and SPII.

We would like to schedule a 90min meeting to get things started. Please reply to me and let me know your availability during the following times:

- May 17
 - 9-11a
 - 2-4p
- May 18
 - 9-11a
 - 2-4p
- May 26
 - 9-11a

Thanks,

Jessica Lall
Executive Director



South Park Business Improvement District

Please note change of address:

1100 S. Flower St., Suite #3400, Los Angeles, CA 90015

jessica@southpark.la | o. 213 663 1112 | c. 213 820 0837

southpark.la | @southparkla | 24/7 DISPATCH: 866-560-9346

Subject: Re: Renewal update
Date: Tuesday, February 14, 2017 at 8:25:40 AM Pacific Standard Time
From: Katie Kiefer
To: Ellen Riotto
CC: Tara Devine

Noted on the update. Yes, please keep us CC'd.

THX.

Katie Kiefer
South Park BID
1100 S. Flower St., Suite #3400, Los Angeles, CA 90015
o. 213 663 1120

24/7: 866 560 9346

On Feb 13, 2017, at 12:27 PM, Ellen Riotto <ellen@southpark.la> wrote:

Thanks for the update, Tara.

Do you mind keeping me cc'd on your emails to Rick and Miranda?

Regarding the map: is that an element of the MDP?

Thanks again,

Best,

Ellen

From: Tara Devine <tara@devine-strategies.com>
Date: Monday, February 13, 2017 at 12:25 PM
To: Ellen Riotto <ellen@southpark.la>, Katie Kiefer <katie@southpark.la>
Subject: Renewal update

Ed has reviewed all of the last (3rd) round of Clerk's database comments and questions, and is now talking to Garen to resolve them. He estimates that it will take most of this week to do that (and it depends on Garen's availability as well.) We cannot do any of the MDP or ER #'s or tables until we get an okay. He will begin work on the ER if/when he is waiting on Garen's replies on database.

I will check in with Miranda and Rick to let them know where we are at in the process and see if they are willing to review a text-only MDP, minus the ER (normally they don't.)

I am also working on the revised map. There is a minor issue to investigate and resolve due to a change in parcels that may require an edit to one of the zone boundaries to account

for the parcel changes that occurred (most likely due to new development.)

Subject: Re: Quick Question: SPII Gov Parcels with \$0 assessments still receive petitions?
Date: Wednesday, February 15, 2017 at 4:59:55 PM Pacific Standard Time
From: Ellen Riotto
To: Katie Kiefer, Tara Devine
CC: Wallis Locke
Attachments: image001.png

Correct.

From: Katie Kiefer <katie@southpark.la>
Date: Wednesday, February 15, 2017 at 1:20 PM
To: Tara Devine <tara@devine-strategies.com>
Cc: Wallis Locke <wallis@southpark.la>, Ellen Riotto <ellen@southpark.la>
Subject: Quick Question: SPII Gov Parcels with

Regardless of the \$00.00 assessment amount, these parcels still receive petitions to vote correct?

Katie Kiefer
Operations Manager



South Park Business Improvement District
1100 S. Flower St., Suite #3400, Los Angeles, CA 90015
katie@southpark.la | o. 213 663 1120
Check out our website: www.southpark.la
fb.com/SouthParkLosAngeles | Twitter/Instagram @SouthParkLA
24/7 DISPATCH: 866-560-9346
assessments still receive petitions?

Regardless of the \$00.00 assessment amount, these parcels still receive petitions to vote correct?

Katie Kiefer
Operations Manager



South Park Business Improvement District
1100 S. Flower St., Suite #3400, Los Angeles, CA 90015
katie@southpark.la | o. 213 663 1120
Check out our website: www.southpark.la
fb.com/SouthParkLosAngeles | Twitter/Instagram @SouthParkLA
24/7 DISPATCH: 866-560-9346

Subject: Re: Emails

Date: Friday, February 17, 2017 at 11:36:37 AM Pacific Standard Time

From: Ellen Riotto

To: Tara Devine

CC: Katie Kiefer

OK. I'll give you a call on Tuesday at 11:30am.

Thanks and have a good weekend.

From: Tara Devine <tara@devine-strategies.com>

Date: Friday, February 17, 2017 at 10:52 AM

To: Ellen Riotto <ellen@southpark.la>

Subject: Re: Emails

Unfortunately, I have a conflict that does not allow me to be present or to call in on Thurs. Let's discuss on our Tuesday call how best to handle.

On Feb 16, 2017 3:16 PM, "Ellen Riotto" <ellen@southpark.la> wrote:

Sorry for that typo. The Board meeting is Thursday 2/23. Are you available to call in?

From: Tara Devine <tara@devine-strategies.com>

Date: Thursday, February 16, 2017 at 2:31 PM

To: Ellen Riotto <ellen@southpark.la>

Subject: Re: Emails

Sorry for the confusion. Two threads in one email. Yes, Tuesday works for our call. Confirmed.

Below you said Thurs 2/30, but I am guessing you meant 3/30? If so, yes, I am available by phone for sure and may be available in person. I have a short trip around that time and have not yet confirmed dates.

On Feb 16, 2017 12:40 PM, "Ellen Riotto" <ellen@southpark.la> wrote:

I was suggesting Tuesday 11:30am to discuss overall project management.

Separately, I'm wondering if you're available to call into the Board Mtg on Thursday 2/30 at 8:30am. Renewal needs to be on the agenda, but we can be flexible about it's placement so that you can call in.

From: Tara Devine <tara@devine-strategies.com>

Date: Thursday, February 16, 2017 at 11:10 AM

To: Ellen Riotto <ellen@southpark.la>

Subject: Re: Emails

I can call into a meeting on Tuesday at 11:30 but cannot be physically present.

Alternatively, we can schedule a conference call with those property owners who have questions.

On Feb 16, 2017 10:02 AM, "Ellen Riotto" <ellen@southpark.la> wrote:

How's Tuesday at 11:30a?

From: Tara Devine <tara@devine-strategies.com>

Date: Wednesday, February 15, 2017 at 9:12 PM

To: Ellen Riotto <ellen@southpark.la>

Subject: Re: Emails

I would also like to set up a call with you for next week to discuss overall project management, etc.
I am fairly open on Tuesday and Thursday. Is there a time that works well for you?

On Wed, Feb 15, 2017 at 9:09 PM, Tara Devine <tara@devine-strategies.com> wrote:

I unfortunately have a conflict next Thursday. If you know your next Board of Directors meeting date, however, I'd be happy to pencil it in now.

I will get caught up on your other emails tomorrow and Friday.

On Tue, Feb 14, 2017 at 2:30 PM, Ellen Riotto <ellen@southpark.la> wrote:

Totally understand. Can you confirm your availability to come to our board meeting next Thursday morning (8:30) to give a similar presentation to the one you gave at SPII Committee meeting?

Thanks,

Ellen

From: Tara Devine <tara@devine-strategies.com>

Date: Tuesday, February 14, 2017 at 2:23 PM

To: Ellen Riotto <ellen@southpark.la>, Katie Kiefer <katie@southpark.la>

Subject: Emails

Just FYI...I have a few emails from you to which I have not yet replied.

Mon-Weds are jam-packed days in the field/car for me, but I am mostly in the office on Thurs and Fri and will get caught up then.

I spoke to Miranda yesterday and hope to speak to Rick today.

Subject: SP/SPII Joint Renewal Invoice #5 & #6
Date: Wednesday, May 3, 2017 at 5:22:05 AM Pacific Daylight Time
From: Tara Devine
To: Ellen Riotto, Katie Kiefer
Attachments: 2017.05.03 INVOICE PSG35.pdf

Attached please find our invoice for the period of 2/22-4/28/2017.

It covers 80 main contract hours + 12 database hours (supplemental work to bring 2011 SP dbase and 2015 SPII dbase up to 2017 level.)

Warmest regards,

TARA DEVINE
DEVINE STRATEGIES
645 West Ninth St.,#110-293
Los Angeles, CA 90015
[310.430.5121](tel:310.430.5121)
tara@devine-strategies.com

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Planning & Entitlements - Political & Community Outreach - Business Improvement Districts

Subject: Fwd: Invitation to Public Works Week Reception
Date: Monday, May 8, 2017 at 2:08:07 PM Pacific Daylight Time
From: Rick Scott
To: Aaron Aulenta, Adam Burke, Duke Dulgarian, Ellen Riotto, Estela Lopez, Joseph Mariani Jr., Josh Kreger, Katie Kiefer, Kerry Morrison, Laurie Sale, Leslie Elkan, Marie Rumsey, Miguel Vargas, Nick Griffin, Patti MacJennett, Rena Leddy, San Pedro Historic Waterfront PBID, Shirley Zawadzki, Steve Gibson, Susan Levi, Suzanne Holley, Tara Devine, Timothy Byk, Vicki Nussbaum, wilmingtonchamber, Wilshire Center

FYI

----- Forwarded message -----

From: **Miranda Paster** <miranda.paster@lacity.org>
Date: Thu, May 4, 2017 at 4:03 PM
Subject: Fwd: Invitation to Public Works Week Reception
To: Jasmine Ramos <jasmine@fashiondistrict.org>
Cc: Andrew Thomas <Andrew@thewestwoodvillage.com>, Rita Moreno <rita.moreno@lacity.org>, Rick Scott <rick.scott@lacity.org>, "Van Cise, Eugene" <eugene.vancise@lacity.org>, "Hinkson, Rosemary" <rosemary.hinkson@lacity.org>

Hello.

Please send out the invite below.

Thank you.

----- Forwarded message -----

From: **Luz Rivas** <luz.rivas@lacity.org>
Date: Thu, May 4, 2017 at 3:57 PM
Subject: Invitation to Public Works Week Reception
To: **Miranda Paster** <miranda.paster@lacity.org>

Hi Miranda,

Paul Gomez from our public affairs office told me that he reached out to you about the event we are planning for National Public Works Week. We wanted to extend a special invite to BIDs to join us. We appreciate them as partners in city projects and would like to thank them and have our staff meet them.

Can you send out the invite below?

We also would like to invite you. Please let me know if I can provide more information.

Thanks,
Luz

Dear BID representatives ,

On behalf of the Board of Public Works, I want to invite you to join us at our reception to celebrate National Public Works

Week.

The open house is an opportunity to celebrate and learn about public works projects while meeting the leaders in the department and other city staff. We appreciate your partnership on projects and invite you to join us in this celebration. There will be light refreshments and a gallery display of public works projects.

Public Works Week Open House

Tuesday, May 23rd 3 - 5pm

Board of Public Works Hearing Room (entrance hallway) Room 350 at City Hall

Please **RSVP** [here](#) by Friday, May 19th

*City Hall parking will be provided if needed.

We look forward to seeing you at this event!

- Board of Public Works Commissioners

--



Luz Rivas
Commissioner,
Board of Public Works
City of Los Angeles
<http://bpw.lacity.org/>
[213-978-0252](tel:213-978-0252)

--

Counting my blessings - Sing and be Happy Today!

http://clerk.lacity.org/stellent/groups/departments/@clerk_master_contributor/documents/contributor_web_content/lacityp_026712.png

--

Rick Scott
Neighborhood and Business Improvement District Division
Office of the City Clerk
213.978.1121 direct
213.978.1099 main
Fax 213.978.1130
Rick.Scott@lacity.org

Subject: Re: Weekly update
Date: Monday, May 8, 2017 at 3:21:03 PM Pacific Daylight Time
From: Ellen Riotto
To: Tara Devine
CC: Katie Kiefer
Attachments: image001.png

Hi again Tara,

My team and I have created a checklist of all the materials that need to be prepared for the petition packet. Can you take a look and see if I'm missing anything? Your initials are next to the items that we need to receive from you.



Petition Packet materials

- Addressed & stamped manila envelopes, including SPBID's return address (TD)

- Cover Letter



- Info one-pager



- MDP summary (TD)

- District map (TD)

- FAQ



- "Who can sign petition" doc



- Petition (on yellow paper) (TD)

- Pre-addressed & stamped return envelopes (TD)



Can you please give me a call to discuss. **I'd like to be done with printing by Wednesday.**

Thank you,

Ellen

From: Ellen Riotto <ellen@southpark.la>
Date: Monday, May 8, 2017 at 11:07 AM
To: Tara Devine <tara@devine-strategies.com>
Subject: Re: Weekly update

Thanks Tara.

I just got off the phone with Miranda. I understand that the window to make auto-billing is unbelievably tight, but I owe it to my board and staff to hustle and try to get 51% petitions returned by May 22. In order to do this, we need to have petitions printed ASAP, which means I really need the updated database with property owner contact info. I'd appreciate a phone call with you to make sure I understand exactly how to print petitions and compile packets. From there, I can prime my board members and they can start their outreach. We can also get a series of signing parties in the calendar.

I understand that you have other clients, but my team is ready to put 100% into the next 2 weeks. Even if there's a 1% chance of pulling this off, I need to try.

Thanks for your help here.

Ellen

From: Tara Devine <tara@devine-strategies.com>
Date: Sunday, May 7, 2017 at 8:54 PM
To: Ellen Riotto <ellen@southpark.la>
Subject: Weekly update

We will have at least the first 25 owners researched sometime this week, and I hope more. I am trying to speed up the research as best I can. Unfortunately, our timing did not match up well with her other clients/deadlines. She was unavailable all of last week. She is devoting as much time to this as she can. If you'd like to have your own staff work on some of this, I can spend an hour later this week training them how to do it. I would divide up the database.

I just let Miranda know I would connect with her on Tuesday. Tomorrow is a travel day - I get back to LA late on Monday night.

Subject: Re: SP & SPII docs - Invitation to collaborate
Date: Wednesday, May 10, 2017 at 2:07:46 PM Pacific Daylight Time
From: Ellen Riotto
To: Tara Devine
CC: Katie Kiefer, Robert Buente

Thank you.

From: Tara Devine <tara@devine-strategies.com>
Date: Wednesday, May 10, 2017 at 1:09 PM
To: Ellen Riotto <ellen@southpark.la>
Cc: Katie Kiefer <katie@southpark.la>, Robert Buente <bbuente@1010dev.org>
Subject: Re: SP & SPII docs - Invitation to collaborate

Thanks for sending. I have only minor edits I suggest.

The letter is attached with changes in redline. FYI, I think a two-week deadline sounds more reasonable than a one-week deadline. Based on experience, some people will complain, "I just got this, how can it be due in less than a week?"

Promo piece is fantastic; I love the tangible/visual comparisons. Only two comments:

- "Space Shuttles" doesn't need to be capitalized
- The third column uses the present tense while the others use the past; I'm not sure if you prefer consistency or did it intentionally and like it the way it is (really just a style choice)

On Tue, May 9, 2017 at 2:33 PM, Ellen Riotto <ellen@southpark.la> wrote:

Please see attached for cover letter and 1-pager.

Right now my number 1 priority is a quick turnaround. I'd appreciate jumping on a call to discuss how to print petitions. Please let me know when you have time today for that call.

Thanks,

Ellen

From: Tara Devine <tara@devine-strategies.com>
Date: Tuesday, May 9, 2017 at 2:23 PM
To: Ellen Riotto <ellen@southpark.la>
Cc: Katie Kiefer <katie@southpark.la>
Subject: Re: SP & SPII docs - Invitation to collaborate

At petition stage, we typically prep a master PDF that contains all of the docs we provided in this example in February.

We call it the

"

BID renewal epacket,

"

and

you/

we end up emailing it a lot to owners who can't locate their mailed packet
or prefer handling docs digitally

. It is accompanied by the owner's petition (

you/

we cull individual PDFs from the master petition file PDF as needed.)

We have not seen drafts or finals for any of the docs the BID has produced

. W

e

suggest

ed

a

cover letter and 1-page

double-sided

achievements/promo

piece

(this one piece printed in color if feasible) bu

t

it is up to you.

Kindly forward drafts for our review (asap) or finals (

no later than Friday) for epacket prep. We will furnish the epacket to you as well.

We also recommend printing petitions on medium/bright YELLOW paper. This helps the most important document in the packet stand out, yet still scans like plain white paper. (You scan and submit signed petitions to Clerk, and retain originals in your files.) We like Neenah Astrobrights Solar Yellow 24lb., but it is your choice.

Also, please advise

me

if the BID has licensed Adobe Acrobat software that allows you to edit PDFs (as opposed to Reader.)

We do, and can cull individual petitions for you, but you may find it helpful to have the ability to do this in-house as well.

On Feb 21, 2017 9:20 PM, "Ellen Riotto" <ellen@southpark.la> wrote:

Thank you!

From: "Tara Devine (via Google Drive)" <drive-shares-noreply@google.com>

Reply-To: Tara Devine <tara@devine-strategies.com>

Date: Tuesday, February 21, 2017 at 7:30 PM

To: Ellen Riotto <ellen@southpark.la>

Cc: "southparkbid@gmail.com" <southparkbid@gmail.com>, Katie Kiefer <katie@southpark.la>

Subject: SP & SPII docs - Invitation to collaborate

[Tara Devine](#) has invited you to contribute to the following shared folder:



[SP & SPII docs](#)



I have updated the Google Drive as follows:

- 1) I noticed that southparkbid@gmail.com had only viewing access. I have added editing/organizing access.
- 2) I have uploaded the petition packet docs for SPII individually. The "Who Can Sign" I only have in PDF format - I believe it was created by the City. The cover letter, FAQ and promo piece are now available in the folder as Word files.

[Open](#)

This email grants access to this item. Only forward it to people you trust.

Google Drive: Have all your files within reach from any device.

Google Inc. 1600 Amphitheatre Parkway, Mountain View, CA 94043, USA



Subject: Re: Petition packet preparation - Instructions, Part II
Date: Wednesday, May 10, 2017 at 4:23:06 PM Pacific Daylight Time
From: Ellen Riotto
To: Tara Devine, Katie Kiefer
CC: Robert Buente

Thank you. We have prepared our FAQs and will also include.

From: Tara Devine <tara@devine-strategies.com>
Date: Wednesday, May 10, 2017 at 4:08 PM
To: Ellen Riotto <ellen@southpark.la>, Katie Kiefer <katie@southpark.la>
Cc: Robert Buente <bbuente@1010dev.org>
Subject: Petition packet preparation - Instructions, Part II

Attached please find the MDP Summary. This document should keep your printer busy for awhile :)

Please print a test copy and ensure it prints correctly for you. It prints correctly on my printer. Primarily check p. 9 as the map runs very close to the margins.

Most BIDs print this in B&W but it is up to you (the map prints better in color; there is very little other color in the rest of the document.) I strongly recommend printing this (and all other docs except the petitions) double-sided as it will probably save you at least \$0.20 per piece (my very rough estimate) in mailing costs (15 pages vs. 29 for this doc, which is the largest.)

You listed the BID FAQ as an enclosure in your cover letter. I furnished an example of one earlier this year. Have you produced your own version, or shall I update the South Park II one I gave you? I can furnish that tomorrow if desired. (I am leaving the office shortly for a series of meetings.)

Warmest regards,

TARA DEVINE
DEVINE STRATEGIES
645 West Ninth St., #110-293
Los Angeles, CA 90015
[310.430.5121](tel:310.430.5121)
tara@devine-strategies.com

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Planning & Entitlements - Political & Community Outreach - Business Improvement Districts

Subject: FYI: The last day to process invoices is June 15, 2017.

Date: Thursday, May 11, 2017 at 2:01:16 PM Pacific Daylight Time

From: Rick Scott

To: Aaron Aulenta, Adam Burke, Duke Dulgarian, Ellen Riotto, Estela Lopez, Joseph Mariani Jr., Josh Kreger, Katie Kiefer, Kerry Morrison, Laurie Sale, Leslie Elkan, Marie Rumsey, Miguel Vargas, Nick Griffin, Patti MacJennett, Rena Leddy, San Pedro Historic Waterfront PBID, Shirley Zawadzki, Steve Gibson, Susan Levi, Suzanne Holley, Tara Devine, Timothy Byk, Vicki Nussbaum, wilmingtonchamber, Wilshire Center

The City of Los Angeles's Fiscal Year ends on June 30th and begins on July 1st.

The last day to process invoices this year is June 15, 2017. Invoices received after that date will not be processed until July.

Thank you.

--

Rick Scott
Neighborhood and Business Improvement District Division
Office of the City Clerk
213.978.1121 direct
213.978.1099 main
Fax 213.978.1130
Rick.Scott@lacity.org

Subject: Re: Question re: MDP/ER
Date: Wednesday, May 10, 2017 at 1:24:44 PM Pacific Daylight Time
From: Ellen Riotto
To: Tara Devine
CC: Katie Kiefer, Robert Buente, Wallis Locke

Apologies. We will post the docs on

<http://southpark.la/2018-renewal/>

Ellen Riotto
Interim Executive Director
South Park BID
1100 S Flower St, Suite #3400, Los Angeles, CA 90015
o. 213-663-1112
c. 401-439-8147
24/7: 866-560-9346
Sent from my iPhone

On May 10, 2017, at 1:11 PM, Tara Devine <tara@devine-strategies.com> wrote:

I'm not clear. Should I use southpark.la (homepage), or do you wish me to provide a more specific link to the page it will be posted on (if not the homepage.)

On Wed, May 10, 2017 at 12:55 PM, Ellen Riotto <ellen@southpark.la> wrote:

Yes please include the link so we can post the full versions online.

Thank you

Ellen Riotto
Interim Executive Director
South Park BID
1100 S Flower St, Suite #3400, Los Angeles, CA 90015
o. [213-663-1112](tel:213-663-1112)
c. [401-439-8147](tel:401-439-8147)
24/7: [866-560-9346](tel:866-560-9346)
Sent from my iPhone

> On May 10, 2017, at 12:53 PM, Tara Devine <tara@devine-strategies.com> wrote:

>
> The MDP summary will contain the introduction, map and parcel roll. It saves you a quite bit on mailing costs and a little on printing (29 pages versus 55.)
>
> Do you intend to put the full MDP and ER online? (Recommended)
>
> If so, please let me know asap if you want me to add a line to the MDP Summary that tells people how to access it. I can use southpark.la<<http://southpark.la>> or a more specific link if you provide one.

>
> The current MDP and ER are attached and ready for you to post if you choose to. I will finalize the
MDP Summary once I hear back from you.
>
> Warmest regards,
>
> TARA DEVINE
> DEVINE STRATEGIES
> 645 West Ninth St.,#110-293
> Los Angeles, CA 90015
> [310.430.5121](tel:310.430.5121)
> tara@devine-strategies.com<mailto:tara@devine-strategies.com>
>
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> Planning & Entitlements - Political & Community Outreach - Business Improvement Districts
>
> <2017.04.27 SP ER.pdf>
> <2017.04.27 SP MDP.pdf>

Subject: Re: Petition packet preparation - Instructions, Part I
Date: Friday, May 12, 2017 at 4:35:58 PM Pacific Daylight Time
From: Katie Kiefer
To: Ellen Riotto, Tara Devine
CC: Robert Buente
Attachments: South Park BID Renewal Packet.pdf

Tara – per our meeting today, please see attached collated renewal packet minus the individual petition PDF. Should outreach occur via email, the attached is the electronic version of the mailed out documents.

THX.

Katie Kiefer
South Park BID
1100 S. Flower St., Suite #3400, Los Angeles, CA 90015
o. 213 663 1120

24/7: 866 560 9346

From: Ellen Riotto <ellen@southpark.la>
Date: Thursday, May 11, 2017 at 4:15 PM
To: Tara Devine <tara@devine-strategies.com>
Cc: Robert Buente <bbuente@1010dev.org>, Katie Kiefer <katie@southpark.la>
Subject: Re: Petition packet preparation - Instructions, Part I

Yes, we are on for tomorrow at 2pm. We'll have all our materials printed and assembled by then.

Thanks

Ellen Riotto
Interim Executive Director
South Park BID
1100 S Flower St, Suite #3400, Los Angeles, CA 90015
o. 213-663-1112
c. 401-439-8147
24/7: 866-560-9346
Sent from my iPhone

On May 11, 2017, at 4:06 PM, Tara Devine <tara@devine-strategies.com> wrote:

You have 95% of the BID's total printing and preparation work under your control now.

We prioritized those documents because they take considerable time to print.
I appreciate the priority you have given to completing this work.

|

n light of our cumulative client responsibilities and deadlines, our best commitment we can make is to work

over the weekend in order to help you get accurate petitions/labels asap.

Once complete, printing the petition file and labels should only take the BID an hour or two. In the meantime, the BID can continue working on all other printing and assembly.

I haven't seen an appointment yet, but I assume we are still confirmed to meet tomorrow at 2 pm at your office?

Tara

On May 11, 2017 1:39 PM, "Ellen Riotto" <ellen@southpark.la> wrote:

Hi Tara,

The BID team has cleared our plates today and tomorrow so we can work exclusively on preparing petitions docs and packets. Why will we need more than a day and a half to print petitions and labels? Clarification would be greatly appreciated.

Thanks in advance,

Ellen

From: Tara Devine <tara@devine-strategies.com>

Date: Thursday, May 11, 2017 at 1:13 PM

To: Katie Kiefer <katie@southpark.la>

Cc: Ellen Riotto <ellen@southpark.la>, Robert Buente <bbuente@1010dev.org>

Subject: Re: Petition packet preparation - Instructions, Part I

Thanks. Unfortunately, no. We will need the weekend to work on both the petitions and the mailing labels.

Keep in mind you are only printing one set of each of these outstanding docs (not thousands of copies like the other docs.) This is why we prioritized the other docs first.

On Thu, May 11, 2017 at 11:31 AM, Katie Kiefer <katie@southpark.la> wrote:

Tara – confirming your specified request of Avery 58163 for mailing labels. The order will be in tomorrow.

Will you be able to provide the completed address templates by tomorrow's meeting?
I'd like to get the labels in for printing by EOD tomorrow.

All other office supplies have been purchased and printing of the various docs is underway. Only items left to print are individual petitions and property owner labels.

Katie Kiefer
South Park BID
1100 S. Flower St., Suite #3400, Los Angeles, CA 90015
o. [213 663 1120](#)

24/7: [866 560 9346](#)

From: Ellen Riotto <ellen@southpark.la>
Date: Wednesday, May 10, 2017 at 11:05 AM
To: Tara Devine <tara@devine-strategies.com>
Cc: Robert Buente <bbuente@1010dev.org>, Katie Kiefer <katie@southpark.la>
Subject: Re: Petition packet preparation - Instructions, Part I

Hi Tara,

Thanks for this information. We will purchase the materials you listed below today and will begin to print the following:

1. SPBID return address on the return labels
2. Who May Sign doc
3. MDP Summary*
4. My cover letter
5. SBPID one pager

* Can you please send to us today?

OPEN QUESTIONS:

1. We would like to understand the process for creating the petitions themselves. Can we get on a call before Friday to discuss?

2. Any chance you're available on Thursday instead of Friday? Every hour counts.

Thanks,

Ellen

From: Tara Devine <tara@devine-strategies.com>

Date: Tuesday, May 9, 2017 at 10:46 PM

To: Ellen Riotto <ellen@southpark.la>, Katie Kiefer <katie@southpark.la>

Cc: Robert Buente <bbuente@1010dev.org>

Subject: Petition packet preparation - Instructions, Part I

Several months ago, I furnished you with an example petition packet (I believe it was the one used for SPII.) I recommend you view/print a copy of it as you go through this email. It will help you to understand how the supplies correspond to the documents. You do not have to use the supplies I suggest, but I suggest them based on our experience preparing or overseeing many such petition packages. They work well/things will go smoothly/minimize issues and delays for you. If you vary from these, tell me what you substituted so I can try to foresee any issues we might have and avoid delays. Quantities stated should be sufficient with some extras for a reasonable amount of reprints. Quantities are intentionally higher on a few items (2500 vs 2000) as these are the items that are most likely to incur printing errors, printer jams, etc.

Office supply list

- 1) **2500 sheets of yellow paper** (recommended for mailed petitions - it really helps the most important document stand out.) We will be furnishing the petition file in PDF format for printing on this paper. I specifically recommend **Neenah Astrobrights Solar Yellow, 24 lb. (500 sheets per ream)** readily available from Office Depot, Amazon and most other places.
- 2) **2500 sheets of any type of light colored paper**, whatever is easiest/cheapest. I usually use some sort of light pastel pink, green, blue, orange color. This will be used for the "Who May Sign page" that accompanies the petition. It should stand out in the packet, but less so than the yellow paper for the petition.
- 3) **2500 extra-large mailing labels** - some addresses or owner names are painfully long; using large labels eliminates most of the time you have to waste formatting them to fit the label. I **specifically recommend Avery 58163, which usually come in 250 per package.** This is a slightly more expensive mailing label but worth the expense. They are 2"x4" and also repositionable in case of errors that do tend to happen, such as slapping one on the wrong envelope (having to reprint individual labels is another big time-wasting activity.) **If you purchase a different label, you must tell me by Friday so we produce the labels in the correct template.**
- 4) **At least 4 boxes of 8" x 11" standard white copy paper** - we may not use all of this, but it won't go to waste - better to have too much than too little

5) **Lots of staples** for the copier/printer. **10,000** recommended - we may not use all of this, but it won't go to waste - better to have too much than too little

6) **Extra copier/printer toner.** Most documents will be B&W. Minor color. I cannot advise you on quantity, but I suggest loading up unless you can get it quickly on demand (same day/next day.) - we may not use all of this, but it won't go to waste - better to have too much than too little

7) **2000 or more plain white or manila (you pick) envelopes size 9" x 12".** These will hold the entire petition packet. Unless you have a business USPS account, you will pay for postage on these when you take the completed packets to the post office (based on weight.) We don't need 2500 because errors will be few due to using the repositionable labels I suggested above. Side note/recommendation: Once the packets are complete, you will want to send at least two people (and at least one with a strong back!) to USPS to deliver the completed packets to USPS (due to the sheer volume/weight of packets for this BID.)

8) **2500 or more plain white or manila envelopes 4 1/8 x 9 1/2 (#10.)** These are the return envelopes for people to return the petitions.

9) **2000 regular stamps** - ideally something fairly generic/non-religious/non-ethnic/non-cutesy like the American Flag or similar (we want to aim for something professional and inoffensive.) These will go on the return envelopes that we enclose in each packet. We want to make it easy for people to return the petition. Not providing a stamp is an impediment. The return envelope will only contain the signed petition; a regular stamp is sufficient postage. Caveat: If you have set up or wish to set up a business postal account, you would pay for the account, but then only pay for actual returned business mail. Unless you do large mailings often, a business postal account may not make sense for you - it may be easier just to eat the cost of the stamps (yes, some will be wasted), but it's your call.

Two documents to prep that you can begin immediately once supplied:

1. **Take #8 above and print the following address on 2000 of them** (reserve the other 500 to cover errors/reprints):

South Park/South Park II BID Renewal Steering Committee
1100 S. Flower St., Suite 3400
Los Angeles, CA 90015

These are the envelopes in which the petitions will be returned.

I recommend you wait to affix the stamps until we can finish the petition file mailing labels and know exactly how many initial pieces will be mailed.

(We may end up with fewer than 2,000 mailed pieces to start, and you can save and use the rest as you go for re-mailings.)

2. **Take #2 above and print 2000 copies of the attached "Who May Sign" document.**

I will send another email tomorrow with additional documents to print, along with instructions as needed. (e.g. I must review the docs you sent today, and prep our MDP summary, etc.)

If you have questions on the above, it will
really
help me if you can compile them and send them
to me
in one shot.

That way my
reply is equally thorough and
neither of us have an unholy slew of emails to sift through for the information
we seek.

Warmest regards,

TARA DEVINE
DEVINE STRATEGIES
645 West Ninth St.,#110-293
Los Angeles, CA 90015
310.430.5121
tara@devine-strategies.com

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Planning & Entitlements - Political & Community Outreach - Business Improvement Districts

Subject: Re: Clerk Contact for Petition Submission & Validation
Date: Wednesday, May 17, 2017 at 3:10:24 PM Pacific Daylight Time
From: Ellen Riotto
To: Tara Devine
CC: Wallis Locke, Katie Kiefer

Got it. Thanks.

From: Tara Devine <tara@devine-strategies.com>
Date: Wednesday, May 17, 2017 at 3:09 PM
To: Ellen Riotto <ellen@southpark.la>
Cc: Wallis Locke <wallis@southpark.la>, Katie Kiefer <katie@southpark.la>
Subject: Re: Clerk Contact for Petition Submission & Validation

Clerk has changed course :) Mario will be validating petitions. Please send all petitions daily (including any previously submitted) to:

mario.montez@lacity.org

On May 16, 2017 4:45 PM, "Ellen Riotto" <ellen@southpark.la> wrote:

Thanks! We've received 14 so far – we're at 7.36%

Slowly but surely...

From: Tara Devine <tara@devine-strategies.com>
Date: Tuesday, May 16, 2017 at 4:43 PM
To: Ellen Riotto <ellen@southpark.la>
Cc: Wallis Locke <wallis@southpark.la>, Katie Kiefer <katie@southpark.la>
Subject: Re: Clerk Contact for Petition Submission & Validation

BTW, great e-blast earlier today --
and very smart to offer your existing network a way to get their petition/packet electronically now!

On Tue, May 16, 2017 at 4:32 PM, Ellen Riotto <ellen@southpark.la> wrote:

Got it. Thank you.

From: Tara Devine <tara@devine-strategies.com>
Date: Tuesday, May 16, 2017 at 4:29 PM
To: Ellen Riotto <ellen@southpark.la>, Wallis Locke <wallis@southpark.la>, Katie Kiefer <katie@southpark.la>
Subject: Clerk Contact for Petition Submission & Validation

Clerk staff are not yet 100% sure who will be handling our petition submission and validation. It will probably be Garen, as Mario did not work on our database this time around. For now, Miranda has advised me that you should (scan and) email petitions to both Garen and his supervisor, Dennis. Please do this until or unless Miranda or Dennis direct you differently.

garen.yegparian@lacity.org
dennis.rader@lacity.org

The Clerk staff appreciate receiving a once-a-day batch in a single PDF until we are within the final few petitions required to meet the threshold - then they can be sent as received.

Please retain all original signed copies in your file. Thanks!

Warmest regards,

TARA DEVINE
DEVINE STRATEGIES
645 West Ninth St., #110-293
Los Angeles, CA 90015
310.430.5121
tara@devine-strategies.com

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Planning & Entitlements - Political & Community Outreach - Business Improvement Districts

Subject: Re: 5/3 invoice
Date: Sunday, May 21, 2017 at 9:36:35 PM Pacific Daylight Time
From: Katie Kiefer
To: Tara Devine
CC: Ellen Riotto

Please send individual invoice.

THX.

Katie Kiefer
South Park BID
[1100 S. Flower St., Suite #3400, Los Angeles, CA 90015](#)
o. [213 663 1120](#)

[24/7: 866 560 9346](#)

On May 21, 2017, at 8:17 PM, Tara Devine <tara@devine-strategies.com> wrote:

Katie:

My bookkeeper is about to drop another invoice.
If the prior one (5/3, SPSG35) has been uploaded/processed, we'll just generate a separate one.
But if it hasn't please let me know and we can expand/reissue SPSG35 so there's just one to process.
Thanks!

Warmest regards,

TARA DEVINE
DEVINE STRATEGIES
645 West Ninth St.,#110-293
Los Angeles, CA 90015
[310.430.5121](#)
tara@devine-strategies.com

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On Thu, May 11, 2017 at 7:03 PM, Tara Devine <tara@devine-strategies.com> wrote:

Katie:

My bookkeeper noticed today that there was an error on the supporting page of our last invoice.
The invoice (p. 1) itself is correct, but the p.2 (which describes the work performed) was not correctly subtotalled/totalled (p.2 reflected 40 hours of work rather than the 80 performed.)

Our apologies for this typo. Thank you!

Warmest regards,

TARA DEVINE
DEVINE STRATEGIES
645 West Ninth St.,#110-293
Los Angeles, CA 90015
[310.430.5121](#)
tara@devine-strategies.com

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Planning & Entitlements - Political & Community Outreach - Business Improvement Districts

Subject: Re: MDP and ER for website

Date: Wednesday, May 31, 2017 at 11:56:09 AM Pacific Daylight Time

From: Ellen Riotto

To: Tara Devine, Katie Kiefer

Thanks.

From: Tara Devine <tara@devine-strategies.com>

Date: Tuesday, May 30, 2017 at 7:12 PM

To: Ellen Riotto <ellen@southpark.la>, Katie Kiefer <katie@southpark.la>

Subject: MDP and ER for website

These full versions contain minor changes in response to Clerk comments received last week. There are no changes to assessments (minor text and formatting changes only), but I would replace your website copies with these when you have an opportunity.

Subject: Re: Weekly updates
Date: Friday, June 2, 2017 at 3:00:56 PM Pacific Daylight Time
From: Ellen Riotto
To: Tara Devine, Katie Kiefer

We're on the same page!

From: Tara Devine <tara@devine-strategies.com>
Date: Friday, June 2, 2017 at 2:58 PM
To: Ellen Riotto <ellen@southpark.la>, Katie Kiefer <katie@southpark.la>
Subject: Weekly updates

FYI, we did not do weekly updates to you during the recent petition stage, since daily communication was involved. Next week will be similar in that we will be in touch often.

We will resume weekly updates the week of June 12th. Some weeks may be quiet/no update, but we'll send a note to that effect.

Warmest regards,

TARA DEVINE
DEVINE STRATEGIES
645 West Ninth St., #110-293
Los Angeles, CA 90015
310.430.5121
tara@devine-strategies.com

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Greater South Park

A Los Angeles Property-Based Business
Improvement District

Management District Plan

May 26, 2017

Prepared by



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Attachment

A	Engineer's Report
---	-------------------

1 Management District Plan Summary

Name of District: The name of the District is the *Greater South Park Business Improvement District* (hereinafter the "District"), located in the City of Los Angeles. The District is being established pursuant to Section 36600 et seq. of the California Streets and Highways Code, The "Property and Business Improvement District Law of 1994 as amended," hereinafter referred to as State Law.

In 2002, a group of property owners expressed interest in forming a new business improvement district (BID) in the western portion of a Downtown Los Angeles neighborhood known as South Park. The Greater South Park BID was approved by the City Council in 2004 and District services began in 2005. A decade later, in 2013, a group of property owners expressed interest in forming a new business improvement district (BID) in the eastern portion of South Park. The South Park II BID was approved by the Los Angeles City Council in 2015, and District services began in 2016. As discussed during its formation, the South Park II BID has always intended to become an expansion area for the Greater South Park BID at its next renewal. Both BIDs developed their budget, assessments and services based on a series of meetings with property owners within the District area.

The top priority for the renewed District remains the "clean and safe" programming. The second priority for the District is district identity and marketing (website, database, newsletters and other marketing and business attraction efforts.) The third priority is administration and management. A highly professional, full-time management team was viewed as essential to the implementation and oversight of all other priorities. These priorities are reflected in the budget they developed for the identified assessed parcels in the District. These priorities have been comprehensively reassessed upon any renewal of the District, but have largely remained the same over time.

Type of District: Renewal of the Greater South Park BID (Property-Based BID) and expansion to include the South Park II BID area. The District sunsets on December 31, 2017 and has determined to renew.

Duration: The District shall have a five (5) year term beginning January 1, 2018 and ending December 31, 2022, unless renewed by a new vote of the property owners. If not renewed, or otherwise terminated, any unused funds shall be returned to the property owners in a pro-rata share, in accordance with Streets and Highways Code section 36671.

Implementation Timeline: The District is expected to begin services on or shortly after January 1, 2018. If the District is not renewed, services will sunset on December 31, 2022.

Boundaries: The Greater South Park BID (Property-Based BID) proposes to renew and expand to include the South Park II BID area. It is located in the southwest section of Downtown Los Angeles, and is bounded by three other existing Business Improvement Districts (BIDs): the Downtown Center BID, the Historic Downtown Los Angeles BID and the Los Angeles Fashion District BID, and two freeways: the Harbor (110) Freeway and the Santa Monica (10) Freeway. The proposed renewed District generally includes all properties between 9th Street/Olympic Boulevard on the north, 17th Street/Santa Monica (10) Freeway on the south and an irregular eastern boundary formed principally by an alley between Broadway and Main Streets. The eastern boundary of the District abuts and precisely conforms to the western boundary of the Los Angeles Fashion District BID (another property-based BID that was formed prior to the establishment of this District.) The District includes north-south corridors along Figueroa Street, Flower Street, Hope Street, Grand Avenue, Olive Street, Hill Street and Broadway, and east-west corridors along 9th Street, Olympic Boulevard, 11th Street, 12th Street, Pico Boulevard, 14th Place, 14th Street, 15th Street, Venice Boulevard and 17th Street. See boundaries and boundary rationale (p. 11) and map (p. 10) for further detail. State Law and State Constitution Article XIID require that special assessments be levied according to the special benefit each assessed parcel receives from the improvements. In order to match assessment rates to special benefits received, five (5) zones have been created within the District. See zone boundaries (p. 12) and zone assessment rates (p. 9) for more detail.

Governance: The City shall contract with a non-profit Owners Association to manage the District and implement this plan. The Owners' Association will review and approve the District budget, policies and operational plans. They shall hire and oversee all staff and/or contractors charged with the execution of services to the District. Annual and quarterly reports, newsletters and independent financial statements will be submitted to the City according to a calendar established by the Office of the Los Angeles City Clerk, Neighborhood & Business Improvement District Division.

Definition of Special and General Benefits: As stipulated by Proposition 218, assessment district programs and activities confer a combination of general and special benefits to properties, but the only program benefits that can be assessed are those that provide special benefit to the assessed properties. A "general benefit" is defined as: "A benefit to properties in the area and in the surrounding community or benefit to the public in general resulting from the improvement, activity, or service to be provided by the assessment levied." A "special benefit" as defined by the California State Constitution means a distinct benefit over and above general benefits conferred on real property located in the District or to the public at large. Special and general benefits are defined and discussed in greater detail beginning on p. 10 of the Engineer's Report.

Service & Improvement Plan: The service and improvement plan for the District, totaling **\$2,500,268**, has three budget categories, broken out as follows:

Clean & Safe Programs \$1,650,177 (*Special + General Benefit Costs*) 66%

Examples include: bicycle, Segway, vehicular or foot patrols, sidewalk sweeping, pressure washing, landscaping, trash removal, graffiti/poster/sticker/gum removal and other related activities

Administration & Management \$375,040 (*Special + General Benefit Costs*) 15%

Examples include: Personnel costs, city fees, formation costs, legal, accounting, insurance, office space, office supplies and equipment

Marketing & District Identity \$475,051 (*Special + General Benefit Costs*) 19%

Examples include: Website, newsletter, promotional efforts, outreach programs

Budget: The total 2018 budget for the District is \$2,500,268. Property assessments shall fund \$2,487,767; non-assessment revenue is \$12,501.

Budget Totals Year 1 (2018) thru Year 5 (2022) – Special + General Benefit Costs
 (assessment and non-assessment revenues)

SPECIAL + GENERAL BENEFIT COSTS BY CATEGORY & ZONE

<u>YEAR 1 - 2018</u>	Clean & Safe	Admin/Mgmt	Mktg/D.I.	Total
<u>ZONE 1</u>				
Special Benefit Cost	\$330,395.33	\$75,089.85	\$95,113.81	\$500,598.98
General Benefit Cost	\$1,660.28	\$377.34	\$477.96	\$2,515.57
Sub Total Costs	\$332,055.60	\$75,467.18	\$95,591.77	\$503,114.55
<u>ZONE 2</u>				
Special Benefit Cost	\$58,819.59	\$13,368.09	\$16,932.91	\$89,120.59
General Benefit Cost	\$295.58	\$67.18	\$85.09	\$447.84
Sub Total Costs	\$59,115.17	\$13,435.26	\$17,018.00	\$89,568.43
<u>ZONE 3</u>				
Special Benefit Cost	\$297,698.94	\$67,658.85	\$85,701.21	\$451,059.00
General Benefit Cost	\$1,495.97	\$339.99	\$430.66	\$2,266.63
Sub Total Costs	\$299,194.91	\$67,998.84	\$86,131.87	\$453,325.63
<u>ZONE 4</u>				
Special Benefit Cost	\$665,228.25	\$151,188.24	\$191,505.10	\$1,007,921.59
General Benefit Cost	\$3,342.86	\$759.74	\$962.34	\$5,064.93
Sub Total Costs	\$668,571.11	\$151,947.98	\$192,467.44	\$1,012,986.52
<u>ZONE 5</u>				
Special Benefit Cost	\$289,783.75	\$65,859.94	\$83,422.60	\$439,066.29
General Benefit Cost	\$1,456.20	\$330.95	\$419.21	\$2,206.36
Sub Total Costs	\$291,239.95	\$66,190.90	\$83,841.80	\$441,272.65

Total Yr 1 Special Benefit Costs	\$1,641,925.86	\$373,164.97	\$472,675.63	\$2,487,766.45
Total Yr 1 General Benefit Costs	\$8,250.88	\$1,875.20	\$2,375.25	\$12,501.34
TOTAL YR 1 - 2018 COSTS	\$1,650,176.74	\$375,040.17	\$475,050.88	\$2,500,267.79

YEAR 2 - 2019

<u>ZONE 1</u>	Clean & Safe	Admin/Mgmt	Mktg/D.I.	Total
Special Benefit Cost	\$346,915.09	\$78,844.34	\$99,869.50	\$525,628.93
General Benefit Cost	\$1,743.29	\$396.20	\$501.86	\$2,641.35
Sub Total Costs	\$348,658.39	\$79,240.54	\$100,371.35	\$528,270.28
<u>ZONE 2</u>				
Special Benefit Cost	\$61,760.57	\$14,036.49	\$17,779.56	\$93,576.62
General Benefit Cost	\$310.35	\$70.54	\$89.34	\$470.23
Sub Total Costs	\$62,070.92	\$14,107.03	\$17,868.90	\$94,046.85
<u>ZONE 3</u>				
Special Benefit Cost	\$312,583.89	\$71,041.79	\$89,986.27	\$473,611.95
General Benefit Cost	\$1,570.77	\$356.99	\$452.19	\$2,379.96
Sub Total Costs	\$314,154.66	\$71,398.79	\$90,438.46	\$475,991.91
<u>ZONE 4</u>				
Special Benefit Cost	\$698,489.66	\$158,747.65	\$201,080.36	\$1,058,317.67
General Benefit Cost	\$3,510.00	\$797.73	\$1,010.45	\$5,318.18
Sub Total Costs	\$701,999.66	\$159,545.38	\$202,090.81	\$1,063,635.85
<u>ZONE 5</u>				
Special Benefit Cost	\$304,272.94	\$69,152.94	\$87,593.72	\$461,019.60
General Benefit Cost	\$1,529.01	\$347.50	\$440.17	\$2,316.68
Sub Total Costs	\$305,801.95	\$69,500.44	\$88,033.89	\$463,336.29
TOTAL YR 2 Special Benefit Costs	\$1,724,022.15	\$391,823.22	\$496,309.41	\$2,612,154.77
TOTAL YR 2 General Benefit Costs	\$8,663.43	\$1,968.96	\$2,494.02	\$13,126.41
TOTAL YR 2 - 2019 COSTS	\$1,732,685.58	\$393,792.18	\$498,803.42	\$2,625,281.18

YEAR 3 - 2020

<u>ZONE 1</u>	Clean & Safe	Admin/Mgmt	Mktg/D.I.	Total
Special Benefit Cost	\$364,260.85	\$82,786.56	\$104,862.97	\$551,910.38
General Benefit Cost	\$1,830.46	\$416.01	\$526.95	\$2,773.42
Sub Total Costs	\$366,091.30	\$83,202.57	\$105,389.92	\$554,683.79
<u>ZONE 2</u>				
Special Benefit Cost	\$64,848.60	\$14,738.32	\$18,668.54	\$98,255.45
General Benefit Cost	\$325.87	\$74.06	\$93.81	\$493.75
Sub Total Costs	\$65,174.47	\$14,812.38	\$18,762.35	\$98,749.20
<u>ZONE 3</u>				
Special Benefit Cost	\$328,213.08	\$74,593.88	\$94,485.58	\$497,292.55
General Benefit Cost	\$1,649.31	\$374.84	\$474.80	\$2,498.96
Sub Total Costs	\$329,862.39	\$74,968.73	\$94,960.39	\$499,791.51
<u>ZONE 4</u>				
Special Benefit Cost	\$733,414.14	\$166,685.03	\$211,134.38	\$1,111,233.55
General Benefit Cost	\$3,685.50	\$837.61	\$1,060.98	\$5,584.09
Sub Total Costs	\$737,099.64	\$167,522.65	\$212,195.35	\$1,116,817.64
<u>ZONE 5</u>				
Special Benefit Cost	\$319,486.59	\$72,610.59	\$91,973.41	\$484,070.58
General Benefit Cost	\$1,605.46	\$364.88	\$462.18	\$2,432.52

Sub Total Costs	\$321,092.05	\$72,975.47	\$92,435.59	\$486,503.10
TOTAL YR 3 Special Benefit Costs	\$1,810,223.26	\$411,414.38	\$521,124.88	\$2,742,762.51
TOTAL YR 3 General Benefit Costs	\$9,096.60	\$2,067.41	\$2,618.72	\$13,782.73
TOTAL YR 3 - 2020 COSTS	\$1,819,319.86	\$413,481.79	\$523,743.60	\$2,756,545.24

YEAR 4 - 2021

<u>ZONE 1</u>	Clean & Safe	Admin/Mgmt	Mktg/D.I.	Total
Special Benefit Cost	\$382,473.89	\$86,925.88	\$110,106.12	\$579,505.89
General Benefit Cost	\$1,921.98	\$436.81	\$553.30	\$2,912.09
Sub Total Costs	\$384,395.87	\$87,362.70	\$110,659.42	\$582,417.98
<u>ZONE 2</u>				
Special Benefit Cost	\$68,091.03	\$15,475.23	\$19,601.96	\$103,168.22
General Benefit Cost	\$342.17	\$77.76	\$98.50	\$518.43
Sub Total Costs	\$68,433.19	\$15,553.00	\$19,700.46	\$103,686.66
<u>ZONE 3</u>				
Special Benefit Cost	\$344,623.74	\$78,323.58	\$99,209.86	\$522,157.17
General Benefit Cost	\$1,731.78	\$393.59	\$498.54	\$2,623.91
Sub Total Costs	\$346,355.51	\$78,717.16	\$99,708.41	\$524,781.08
<u>ZONE 4</u>				
Special Benefit Cost	\$770,084.85	\$175,019.28	\$221,691.09	\$1,166,795.23
General Benefit Cost	\$3,869.77	\$879.49	\$1,114.03	\$5,863.29
Sub Total Costs	\$773,954.63	\$175,898.78	\$222,805.12	\$1,172,658.52
<u>ZONE 5</u>				
Special Benefit Cost	\$335,460.92	\$76,241.12	\$96,572.08	\$508,274.11
General Benefit Cost	\$1,685.73	\$383.12	\$485.29	\$2,554.14
Sub Total Costs	\$337,146.65	\$76,624.24	\$97,057.37	\$510,828.26
TOTAL YR 4 Special Benefit Costs	\$1,900,734.42	\$431,985.10	\$547,181.12	\$2,879,900.64
TOTAL YR 4 General Benefit Costs	\$9,551.43	\$2,170.78	\$2,749.65	\$14,471.86
TOTAL YR 4 - 2021 COSTS	\$1,910,285.85	\$434,155.88	\$549,930.78	\$2,894,372.50

YEAR 5 - 2022

<u>ZONE 1</u>	Clean & Safe	Admin/Mgmt	Mktg/D.I.	Total
Special Benefit Cost	\$401,597.58	\$91,272.18	\$115,611.43	\$608,481.19
General Benefit Cost	\$2,018.08	\$458.65	\$580.96	\$3,057.69
Sub Total Costs	\$403,615.66	\$91,730.83	\$116,192.39	\$611,538.88
<u>ZONE 2</u>				
Special Benefit Cost	\$71,495.58	\$16,249.00	\$20,582.06	\$108,326.63
General Benefit Cost	\$359.27	\$81.65	\$103.43	\$544.35
Sub Total Costs	\$71,854.85	\$16,330.65	\$20,685.49	\$108,870.99
<u>ZONE 3</u>				
Special Benefit Cost	\$361,854.92	\$82,239.76	\$104,170.36	\$548,265.03
General Benefit Cost	\$1,818.37	\$413.27	\$523.47	\$2,755.10
Sub Total Costs	\$363,673.29	\$82,653.02	\$104,693.83	\$551,020.13
<u>ZONE 4</u>				
Special Benefit Cost	\$808,589.09	\$183,770.25	\$232,775.65	\$1,225,134.99
General Benefit Cost	\$4,063.26	\$923.47	\$1,169.73	\$6,156.46
Sub Total Costs	\$812,652.36	\$184,693.72	\$233,945.38	\$1,231,291.45
<u>ZONE 5</u>				

Special Benefit Cost	\$352,233.96	\$80,053.17	\$101,400.69	\$533,687.82
General Benefit Cost	\$1,770.02	\$402.28	\$509.55	\$2,681.85
Sub Total Costs	\$354,003.98	\$80,455.45	\$101,910.24	\$536,369.67
TOTAL YR 5 Special Benefit Costs	\$1,995,771.14	\$453,584.35	\$574,540.18	\$3,023,895.67
TOTAL YR 5 General Benefit Costs	\$10,029.00	\$2,279.32	\$2,887.14	\$15,195.46
TOTAL YR 5 - 2022 COSTS	\$2,005,800.14	\$455,863.67	\$577,427.31	\$3,039,091.13

* The above tables assume the maximum possible annual assessment increase of 5%. Actual annual increase may be less. 0.5% of the total budget shall be generated from non-assessment source(s.)

Other Budget Provisions: Assessments may be adjusted annually but any increase shall not exceed 5%. Increases are not automatic, and may not occur in any given year. Any annual increase shall require a vote by the District Owners' Association Board of Directors, and shall be stipulated in the District's Annual Planning Report submitted to the City. Assessments may be reduced by the District Owners' Association in any given year. Assessments so reduced may increase in the following year more than the 5% cap up to the maximum rate defined for that year in the table shown on p. 5. Lastly, land use changes or improvements to properties (construction, demolition) during the life of the District could also increase or reduce total assessment revenue. Any changes will be made in accordance with City and State laws.

Any accrued interest or delinquent payments may be expended in any budget category.

Any annual budget surplus shall be rolled over into the following year's budget for the District, or may be used to cover the costs of renewal of the district. The budget for that year shall be set by the Owners' Association, in accordance with the Management District Plan. If the District expires with a surplus, funds may be rolled over into a renewed or reformed District if established, but shall only be expended on those parcels that were assessed in the original District; if none is established, the surplus shall be returned, on a pro rata basis, to each property owner in the District, in accordance with State law.

In the calculation of assessments, frontage, lot and building measurements are rounded to the nearest whole number. Assessments are rounded to the nearest cent. The overall budget and budget categories are rounded to the nearest dollar.

Method of Financing: A levy of special assessments shall be made upon real property that receives special benefits from the improvements and activities described within this plan.

Assessment Methodology: All identified assessed commercial, industrial and publicly owned parcels shall be assessed as follows:

Assessment Rate	Zone 1	Zone 2	Zone 3	Zone 4	Zone 5
Per Lot SF	\$0.071663	\$0.00	\$0.071663	\$0.0441	\$0.04
Per Building SF	\$0.055125	\$0.00	\$0.055125	\$0.027563	\$0.025
Per Frontage LF	\$16.5375	\$16.5375	\$13.23	\$11.025	\$10.00
Residential condominiums (per SF only)	\$0.33075	\$0.33075	\$0.33075	\$0.33075	\$0.33075

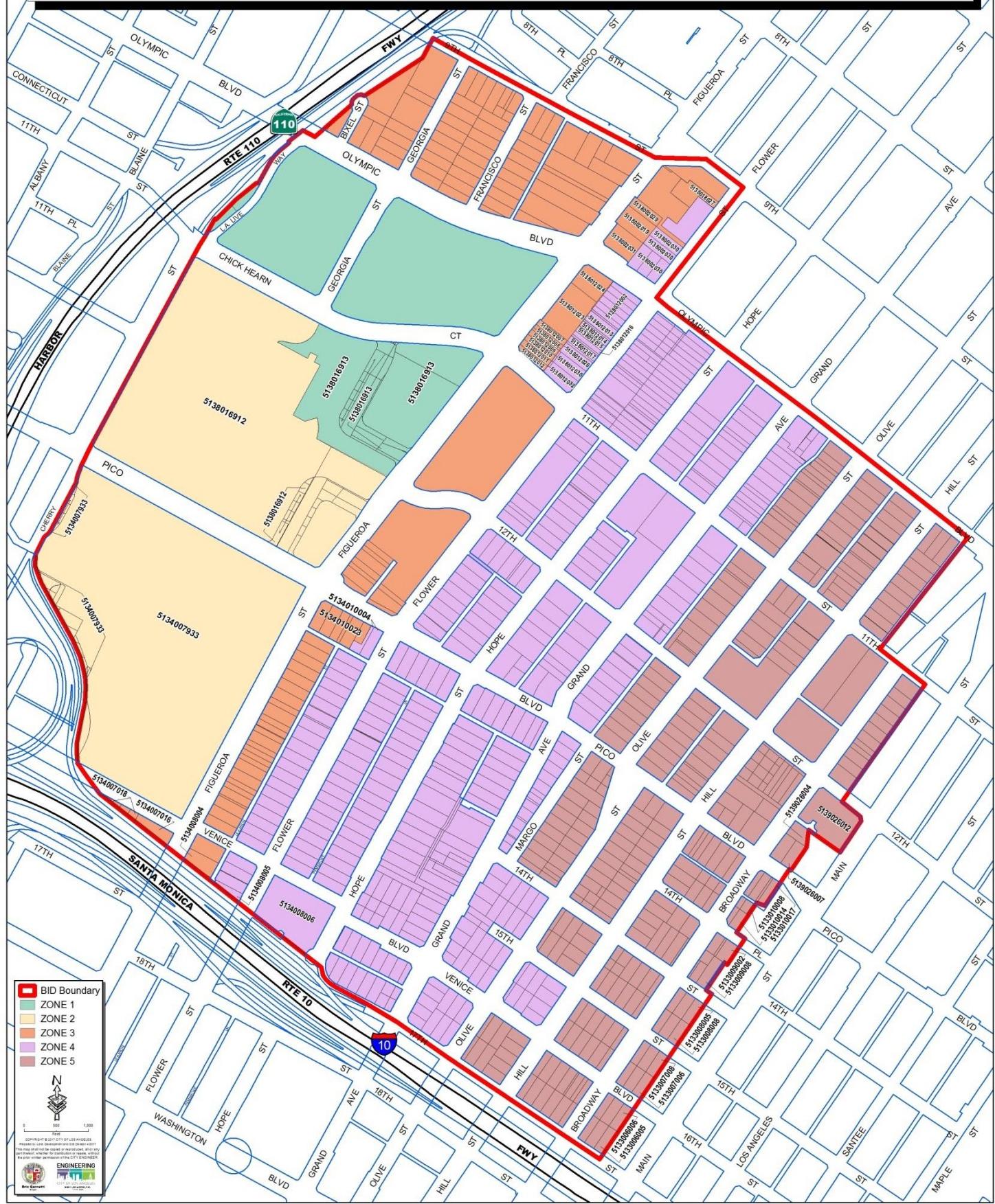
Residential condominiums are assessed at a rate of \$0.33075/sf only; frontage and lot are not factors. All other identified assessed parcels, including commercial condominiums, have an assessment that is calculated as follows: Lot SF x applicable Zone Rate + Building SF x applicable Zone Rate + Frontage LF x applicable Zone Rate = Total Assessment.

District Formation Requirements: In order to form the District, property owners shall present favorable petitions representing more than 50% of the total assessments outlined in the Assessment Roll. Once presented and verified, a ballot procedure shall occur pursuant to CA Proposition 218.

2a Boundary: Map (next page)

Greater South Park Property BID 2018-2022

City of Los Angeles



2b Boundary: Description & Rationale

District Boundary Rationale: In 2002, a group of property owners expressed interest in forming a new business improvement district (BID) in the western portion of a Downtown Los Angeles neighborhood known as South Park. The Greater South Park BID was approved by the City Council in 2004 and District services began in 2005. A decade later, in 2013, a group of property owners expressed interest in forming a new business improvement district (BID) in the eastern portion of South Park. The South Park II BID was approved by the Los Angeles City Council in 2015, and District services began in 2016. Both BIDs developed their budget, assessments and services based on a series of meetings with property owners within the District area. The Greater South Park BID is renewing and expanding to include the South Park II BID area; collectively, they comprise the entire Downtown Los Angeles neighborhood known as (Greater) South Park.

The proposed renewed District is located in the southwest section of Downtown Los Angeles, and is bounded by three other existing Business Improvement Districts (BIDs): the Downtown Center BID, the Historic Downtown Los Angeles BID and the Los Angeles Fashion District BID, and two freeways: the Harbor (110) Freeway and the Santa Monica (10) Freeway. The proposed renewed District generally includes all properties between 9th Street/Olympic Boulevard on the north, 17th Street/Santa Monica (10) Freeway on the south and an irregular eastern boundary formed principally by an alley between Broadway and Main Streets. The eastern boundary of the District abuts and precisely conforms to the western boundary of the Los Angeles Fashion District BID (another property-based BID that was formed prior to the establishment of this District.) The District includes north-south corridors along Figueroa Street, Flower Street, Hope Street, Grand Avenue, Olive Street, Hill Street and Broadway, and east-west corridors along 9th Street, Olympic Boulevard, 11th Street, 12th Street, Pico Boulevard, 14th Place, 14th Street, 15th Street, Venice Boulevard and 17th Street.

District Boundary Description: The proposed renewed District is bounded by three existing Business Improvement Districts (BIDs) and two freeways: the Harbor (110) Freeway and the Santa Monica (10) Freeway. State PBID Law (Streets and Highways Code Section 36622) declares that: "The boundaries of a proposed property assessment district shall not overlap with the boundaries of another existing property assessment district created pursuant to this part." To the north, the proposed renewed District is bounded by the Downtown Center BID and the Historic Downtown Los Angeles BID. To the east, the proposed renewed District is bounded by the Los Angeles Fashion District BID. To the west, the District is bounded by the Harbor (110) Freeway, which both visually and physically separates the proposed renewed District from the neighborhood located west of the 110 Freeway. To the south, the District is bounded by the Santa Monica (10) Freeway and 17th Street (freeway frontage road) which both

visually and physically separates the proposed renewed District from the neighborhood located south of the 10 Freeway. All parcels excluded from the proposed renewed District either lie within an existing BID, or lie west of the 110 Freeway or south of the 10 Freeway. The boundary of the proposed renewed District and parcels within it are shown on the map of the District on p. 10 of this Management District Plan. The District includes all parcels within the detailed boundaries described below.

True Point of Beginning: Beginning at the northwest corner of the District, at the intersection of the eastern edge of the 110 (Harbor) Freeway right-of-way and the centerline of James M. Wood Boulevard (9th Street), and continuing along said centerline of James M. Wood Boulevard and 9th Street to the centerline of Flower Street; thence south along said centerline of Flower Street to the centerline of Olympic Boulevard; thence east along Olympic Boulevard to the centerline of the said unnamed alley that runs parallel to and between Hill Street and Broadway; thence south along said centerline of the unnamed alley that runs parallel to and between Hill Street and Broadway to the centerline of 11th Street; thence east along said centerline of 11th Street to the centerline of the unnamed alley that runs parallel to and between Broadway and Main Street; thence south along said centerline of the said unnamed alley that runs parallel to and between Broadway and Main Street to the centerline of 12th Street; thence east along said centerline of 12th Street to the centerline of Main Street; thence south along said centerline of Main Street to the easterly prolongation of the south property line of APN 5139026012; thence west along said south property line of said APN 5139026012 to its intersection with the east property line of APN 5139026004; thence south along said east property line of said APN 5139026004 and continuing south along the east property lines of APN 5139026007, APN 5133010017, APN 5133010008, APN 5133010014, APN 5133009002, APN 5133009008, APN 5133008005, APN 5133008008, APN 5133007008, APN 5133007006, APN 5133006006 and APN 5133006005 to the centerline of 17th Street; thence west along said centerline of 17th Street to the easterly prolongation of the south property line of APN 5134008006 and continuing along said property line of said APN , APN 5134008005, APN 5134008004, APN 5134007016 and APN 5134007018 to the intersection of said APN 5134007018 with the eastern edge of the Harbor (110) Freeway; thence north along said eastern edge of the Harbor (110) Freeway to the intersection of said eastern edge of the Harbor (110) Freeway with the centerline of LA Live Way; thence north along said centerline of LA Live Way to its intersection with said eastern edge of said Harbor (110) Freeway; thence north along said eastern edge of the Harbor (110) Freeway to the True Point of Beginning.

There are five zones within the District. The exterior perimeter boundaries of Zones 1, 2, 3, 4 and 5 are more specifically described as follows:

Benefit Zone 1 Description

Beginning at the northwest corner of Zone 1, at the intersection of the eastern edge of the Harbor (110) Freeway and the centerline of Olympic Boulevard; thence east along said centerline of Olympic Boulevard to the centerline of Figueroa Street; thence south along said centerline of Figueroa Street to the easterly prolongation of the south property line of APN 5138016913; thence west along said south property line of said APN 5138016913 to the intersection of said south property line of said APN 5138016913 with the west property line of said APN 5138016913; thence north along the western property line of said APN 5138016913 to the centerline of Chick Hearn Court; thence west along said centerline of Chick Hearn Court to the intersection of said centerline of Chick Hearn Court with the eastern edge of the Harbor (110) Freeway, thence north along said eastern edge of the Harbor (110) Freeway to the intersection of said eastern edge of the Harbor (110) Freeway with said centerline of Olympic Boulevard.

Benefit Zone 2 Description

Beginning at the northwest corner of Zone 2, at the intersection of the eastern edge of the Harbor (110) Freeway and the centerline of Chick Hearn Court; thence east along said centerline of Chick Hearn Court to the northerly prolongation of the eastern property line of APN 5138016912; thence south along said eastern property line of said APN 5138016912 and continuing south along the eastern property line of APN 5134007933 to the intersection of the southerly prolongation of said eastern property line of APN 5134007933 with the centerline of Venice Boulevard; thence west along said centerline of Venice Boulevard to its intersection with said eastern edge of the Harbor (110) Freeway; thence north along said eastern edge of the Harbor (110) Freeway to the centerline of LA Live Way; thence north along said centerline of LA Live Way to its intersection with the centerline of Chick Hearn Court.

Benefit Zone 3 Description

Beginning at the northwest corner of Zone 3 (aka the True Point of Beginning), at the intersection of the eastern edge of the 110 (Harbor) Freeway and the centerline of James M. Wood Boulevard (9th Street), and continuing along said centerline of James M. Wood Boulevard and 9th Street to the intersection of 9th Street with the easterly prolongation of the north property line of APN 5138018027; thence east along said north property line of said APN 5138018027 to its intersection with the west property line of said APN 5138018027; thence south along said west property line of said APN 5138018027 and continuing south along the west property line of APN 5138002029, APN 5138002019, APN 5138002031, APN 5138012024, APN 5138012023, APN 5138012007, APN 5138012008, APN 5138012009, APN 5138012010, APN 5138012011 and APN 5138012012 to the intersection of the southerly prolongation of the west property line of said APN 5138012012 with the centerline of 11th Street; thence east

along said centerline of 11th Street to the intersection of said centerline of 11th Street with the centerline of Flower Street; thence south along said centerline of Flower Street to the intersection of said centerline of Flower Street with the centerline of Pico Boulevard; thence east along said centerline of Pico Boulevard to the intersection of said centerline of Pico Boulevard with the northerly prolongation of the eastern property line of APN 5134010023; thence south along said eastern property line of said APN 5134010023 to the intersection of the southerly prolongation of said APN 5134010023 with the centerline of Cameron Lane; thence west along said centerline of Cameron Lane to the centerline of Lebanon Street; thence south along said centerline of Lebanon Street to the intersection of said centerline of Lebanon Street with the northern edge of the Santa Monica (10) Freeway; thence west along the northern edge of the Santa Monica (10) Freeway to its intersection with the centerline of Venice Boulevard; thence east along said centerline of Venice Boulevard to the centerline of Figueroa Street; thence north along said centerline of Figueroa Street to the centerline of Olympic Boulevard; thence west along said centerline of Olympic Boulevard to the intersection of said centerline of Olympic Boulevard with the eastern edge of the Harbor (110) Freeway; thence north along said eastern edge of the Harbor (110) Freeway to said intersection of the eastern edge of the 110 (Harbor) Freeway and the centerline of James M. Wood Boulevard (9th Street.)

Benefit Zone 4 Description

Beginning at the northwest corner of Zone 4, at the intersection of the centerline of Figueroa Street and the centerline of 9th Street, and continuing east along said centerline of 9th Street to its intersection with the centerline of Flower Street; thence south along said centerline of Flower Street to its intersection with the centerline of Olympic Boulevard; thence east along said centerline of Olympic Boulevard to its intersection with the centerline of Margo Street (an alley); thence south along said centerline of Margo Street to its intersection with the centerline of 14th Street; thence east along said centerline of 14th Street to its intersection with the centerline of Olive Street; thence south along said centerline of Olive Street to its intersection with the centerline of 15th Street; thence east along said centerline of 15th Street to its intersection with the centerline of Hill Street; thence south along said centerline of Hill Street to its intersection with the centerline of Venice Boulevard; thence west along said centerline of Venice Boulevard to its intersection with the centerline of 17th Street; thence west along said centerline of 17th Street to its intersection with the northern edge of the Santa Monica (10) Freeway; thence east along said northern edge of the Santa Monica (10) Freeway to its intersection with the centerline of Lebanon Street (an alley); thence north along said centerline of Lebanon Street to its intersection with Cameron Lane (an alley); thence east along said centerline of Cameron Lane to its

intersection with the southerly prolongation of the western property line of APN 5134010004; thence north along said western property line of said APN 5134010004 to the centerline of Pico Boulevard; thence east along said centerline of Pico Boulevard to its intersection with the centerline of Flower Street; thence north along said centerline of Flower Street to its intersection with the centerline of Chick Hearn Court (aka 11th Street); thence west along said centerline of Chick Hearn Court to the southerly prolongation of the western property line of APN 5138012032; thence north along said western property line of said APN 5138012032, and continuing along the western property lines of APN 5138012030, APN 5138012026, APN 5138012017, APN 5138012016, APN 5138012015, APN 5138012014, APN 5138012013, APN 5138012002, and APN 5138002030 to its intersection with the southern property line of APN 5138018027; thence east along said southern property line of said APN 5138018027 to its intersection with the eastern property line of said APN 5138018027; thence north along said eastern property line of said APN 5138018027 to its intersection with the northern property line of said APN 5138018027; thence west along said northern property line of said APN 5138018027 to its intersection with the centerline of Figueroa Street; thence north along said centerline of Figueroa Street to its intersection with the centerline of 9th Street.

Benefit Zone 5 Description

Beginning at the northwest corner of Zone 5, at the intersection of the centerline of Olympic Boulevard and the centerline of Margo Street (an alley), and continuing east along said centerline of Olympic Boulevard to its intersection with the centerline of Blackstone Court (an alley); thence south along said centerline of Blackstone Court to its intersection with the centerline of 11th Street; thence east along said centerline of 11th Street to its intersection with an unnamed alley that runs parallel to and between Broadway and Main Street; thence south along said centerline of said unnamed alley that runs parallel to and between Broadway and Main Street to its intersection with the centerline of 12th Street; thence east along said centerline of 12th Street to its intersection with the centerline of Main Street; thence south along said centerline of Main Street to its intersection with the easterly prolongation of the southern property line of APN 5139026012; thence west along said south property line of said APN 5139026012 to its intersection with the east property line of APN 5139026004; thence south along said east property line of said APN 5139026004 and continuing south along the east property lines of APN 5139026007, APN 5133010017, APN 5133010008, APN 5133010014, APN 5133009002, APN 5133009008, APN 5133008005, APN 5133008008, APN 5133007008, APN 5133007006, APN 5133006006 and APN 5133006005 to the centerline of 17th Street; thence west along said centerline of 17th Street to its intersection with the centerline of Olive Street; thence north along said centerline of

Olive Street to its intersection with the centerline of Venice Boulevard; thence east along said centerline of Venice Boulevard to its intersection with the centerline of Hill Street; thence north along said centerline of Hill Street to its intersection with the centerline of 15th Street; thence west along said centerline of 15th Street to its intersection with the centerline of Olive Street; thence north along said centerline of Olive Street to its intersection with the centerline of 14th Street; thence west along said centerline of 14th Street to its intersection with the centerline of Margo Street; thence north along said centerline of Margo Street to its intersection with the centerline of Olympic Boulevard.

Zone Boundary Rationale: There are five benefit zones within the proposed renewed District. The rationale for the boundaries of Zones 1, 2, 3, 4 and 5 are more specifically described as follows:

Benefit Zone 1 Rationale:

Zone 1 represents all identified assessed parcels within the Staples Center and LA Live/Nokia Center parcels. The need for a higher frequency of services is based upon the high density sports facility, tourism related, entertainment related and activities that require daily special benefit services to respond to the needs of each of these identified assessed parcels to mitigate the impact of high volumes of visitors and sports facility patrons. The residential condos within Benefit Zone 1 will derive a different type and higher frequency of special benefit services as articulated in the explanation on p. 22. *Benefit Zone 1 identified assessed parcels will pay assessments totaling \$500,599 or approximately 20% of the overall renewed District first year revenues due to the fact that they have the greatest need due to the intensification of land use including sports facilities, hotels, restaurants, retail, residential and their proximity to Figueroa Street and the freeway off ramps.*

Benefit Zone 2 Rationale:

Zone 2 identified assessed parcels are to be found in the immediate area owned and operated by the Los Angeles Convention Center. These parcels are generally bounded by the Harbor (110) Freeway from Chick Hearn Court to the Santa Monica (10) Freeway and along Venice Boulevard from the Santa Monica (10) Freeway to Figueroa Street. The Convention Center requires special benefit services delivered only on their periphery based upon the usage of the Center for various Conventions throughout the year. Special benefit services will be provided along the periphery of the Convention Center, particularly along Figueroa Street, scheduled to coincide with the size of the various Conventions and special events that are held at the Center. When Conventions are not using the Center, sidewalk sweeping services will be provided regularly along the

periphery of the Convention Center identified assessed parcels including the following streets: Figueroa Street, Venice Boulevard, LA Live Way, Chick Hearn Court, Pico Boulevard between Figueroa Street and the 110 Freeway, except parcel number 5138-016-913, which is operated by the Staples Center. *Benefit Zone 2 identified assessed parcels will pay assessments totaling \$89,121 or approximately 4% of the overall renewed District first year revenues. Services will be provided as needed based upon budget limitations.*

Benefit Zone 3 Rationale:

Zone 3 includes almost exclusively commercially zoned parcels abutting Staples Center and LA Live, oriented along the east side of Figueroa Street and the north side of Olympic Boulevard. These parcels experience intense pedestrian and commercial activity. Many Zone 3 parcel uses relate very directly to the Staples Center, LA Live and/or the Convention Center. Zone 3 identified assessed parcels have programs and services at a lower frequency than those in Benefit Zone 1. "Regular "sidewalk operations" services shall be allocated to these identified assessed parcels at a frequency less than Zone 1. These identified assessed parcels are located along the north side of Olympic Boulevard between the Santa Monica (10) Freeway and Figueroa Street. Benefit Zone 3 parcels also include those identified assessed parcels that front along Figueroa Street from the southern corners of the intersection of James W. Wood Boulevard and 9th Street running southward along the east side of Figueroa up to the Santa Monica (10) freeway. The residential condo identified assessed parcels within Benefit Zone 3 (where they are sporadically concentrated) will derive a different type and higher frequency of special benefit services as articulated in the explanation on p. 22.

Benefit Zone 3 identified assessed parcels will pay assessments totaling \$451,059 or approximately 18% of the overall renewed District first year revenues. Services will be provided as needed based upon budget limitations.

Benefit Zone 4 Rationale:

Zone 4 includes a mix of commercially zoned parcels and high-density residentially zoned parcels (most of which have ground-floor commercial uses and/or parking) oriented along the north-south corridors of Flower Street, Hope Street and Grand Avenue. Zone 4 identified assessed parcels have programs and services at a lower frequency relative to Benefit Zones 1 and 3, based upon the lower demand of the identified assessed commercial, industrial, institutional, public and vacant parcels fronting along the public rights of way. The residential condo identified assessed parcels within Benefit Zone 4 (where they are highly concentrated) will derive a different type

and higher frequency of special benefit services as articulated in the explanation on p. 22. Otherwise the identified assessed institutional public, industrial, commercial and residential rental parcels will receive special benefit services based upon a lower frequency of services than Benefit Zones 1, 3 and 4.

Benefit Zone 4 identified parcels will pay assessments totaling, \$1,007,922 or approximately 40% of the overall renewed District first year revenues. Of this total, the residential condo unit parcels make up \$441,661 or approximately 44% of the total assessments paid within this benefit zone. It is due to this high concentration of residential condo identified assessed parcels that the enhanced clean and safe services are primarily allocated within this benefit zone - to provide proportional benefit based upon the assessments generated for these special benefit services. Services will be provided as needed based upon budget limitations.

Benefit Zone 5 Rationale:

Zone 5 includes a mix of commercially zoned parcels and high-density residentially zoned parcels (many of which have ground-floor commercial uses and/or parking) oriented along the north-south corridors of Olive Street, Hill Street and Broadway. Zone 5 identified assessed parcels have programs and services at a lower frequency relative to Benefit Zones 1, 2, 3 and 4, based upon the lower demand of the identified assessed commercial, industrial, public and vacant parcels fronting along the public rights of way. The public, industrial, commercial and residential rental properties will receive special benefit services based upon a lower frequency of services than Benefit Zones 1, 2, 3 and 4.

Benefit Zone 5 identified parcels will pay assessments totaling, \$439,066 or approximately 18% of the overall renewed District first year revenues. There are no residential condo unit parcels within this benefit zone at the time of this writing; however, some parcels have received tract maps and future condo units are possible.

Commercial Condominium Parcel Assessments: Each commercial condo will be assessed on lot, building square footage and linear frontage identically to the assessment methodology established for all other commercial identified assessed parcels in each of the Benefit Zones.

Residential Condominium Parcel Assessments: All residential condo identified assessed parcels (which currently exist in all Benefit Zones except Zone 2 and Zone 5) will be assessed at a rate of \$0.33075 per square foot of building area *only*. This rate applies to all residential condo identified assessed parcels regardless of their Benefit Zone. A thorough explanation of why residential condo identified assessed parcels are assessed using a different methodology than all other parcels, and also why residential condo identified assessed parcels are assessed at the same rate regardless of their Benefit Zone, can be found on p. 27 and p. 22, respectively.

3 Service & Improvement Plan

Plan Development: In 2002, a group of property owners expressed interest in forming a new business improvement district (BID) in the western portion of a Downtown Los Angeles neighborhood known as South Park. The South Park BID was approved by the City Council in 2004 and District services began in 2005. A decade later, in 2013, a group of property owners expressed interest in forming a new business improvement district (BID) in the eastern portion of South Park. The South Park II BID was approved by the Los Angeles City Council in 2015, and District services began in 2016. As discussed during its formation, the South Park II BID has always intended to become an expansion area for the Greater South Park BID at its next renewal. Both BIDs developed their budget, assessments and services based on a series of meetings with property owners within the District area.

The top priority for the District remains the “clean and safe” programming. The second priority for the District is district identity and marketing (website, database, newsletters and other marketing and business attraction efforts.) The third priority is administration and management. A highly professional, full-time management team was viewed as essential to the implementation and oversight of all other priorities. These priorities are reflected in the budget they developed for the identified assessed parcels in the District. These priorities have been comprehensively reassessed upon any renewal of the District, but have largely remained the same over time.

Service & Improvement Plan: The District includes 2,047 individually-assessed parcels of which 2,044 are identified as assessable within five Benefit Zones as described on p. 12, and which are individually listed in the Assessment Roll on p. 34. The parcels within the boundaries of the proposed renewed District which will receive special benefits from District funded programs and services are currently a mix of general commercial, retail, office, commercial parking, industrial, government/public uses, residential apartment and mixed-use buildings which are most commonly comprised of residential condos over commercial condos and/or parking. The special benefits provided to each parcel type are also discussed in the Quantitative Benefit Analysis section, p. 10 of the Engineer’s Report.

All services are special benefits that shall be provided only to those identified parcels within the District, and that shall be provided consistent with the individual assessment for that parcel. An explanation of special and general benefits can be found on p. 4. The three categories of special benefits provided to all identified District parcels are as follows:

1) <i>Clean & Safe Programs</i>	\$1,650,177 (<i>Special + General Benefit Costs</i>)	66%
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Clean encompasses all sidewalk, curb and other right-of-way services for each assessed parcel in the District and includes: sweeping, litter removal, enhanced emptying of trash

cans, pressure washing/steam cleaning, graffiti/flyer/sticker/gum removal, tree trimming and weeding. Clean also includes the cost of equipment necessary to provide these services. Clean may also include property owner notification of conditions on private property that are unsafe or unfavorable to creating and preserving a clean and safe environment in the District (e.g. broken window/gate, vandalism, accumulated debris/garbage, etc.) Clean may also include notification to the City or other entities as appropriate (e.g. utilities) of any damage to public infrastructure or utilities.

Safe encompasses all patrol/ambassadorial services for each assessed parcel in the District and includes: personnel on foot, bike, or other vehicles (e.g. Segways, trucks, etc.), ambassadors (specially trained personnel able to provide directions, transit information, business information, event information, social service referrals, etc.), on-call assistance, crowd control, crime prevention activities (e.g. Neighborhood Watch), escort services and distribution of special bulletins (e.g. street closures, emergency alerts.) Safe also includes the cost of equipment necessary to provide these services.

The goal of the clean and safe programs is to ensure that all identified assessed parcels are clean, safe, and beautiful, thereby creating a safe and attractive District. Various levels of clean and safe activities will be required over time to maintain the District.

To assist the Owners' Association in budgeting and the deployment of resources, an incident-tracking software/database has been developed to track calls for clean and safe services. The ongoing maintenance of this database and expansion as deemed necessary is also an important component of the clean and safe programs. This data will help ensure that negative public safety trends are identified quickly and can be addressed effectively with the right deployment of resources. Implementation of new technology to enhance the efficiency and efficacy of clean and safe services is also part of maintaining robust clean and safe programs.

Clean and safe programs will assist in creating a safe and secure environment for each assessed parcel in the District. A dirty or unsafe environment deters commerce and may fail to attract patrons and visitors, and reduce commercial rents and commercial occupancies.

For parcels with general commercial, retail, office, entertainment, industrial and commercial parking uses, this activity is designed to increase vehicular and pedestrian traffic, increase commerce and customer activity, attract and retain new business and patrons, and may increase commercial rents and commercial occupancies for the assessed parcels within the BID boundaries. In the case of assessed publicly owned parcels, District funded clean and safe programs and services provide these parcels with safer and enhanced facility entrances and perimeters and better public facilities in turn for their employees, students, visitors, vendors and users of these public facilities. Further, in the case of assessed residential use parcels, District funded clean and safe programs and services are

designed to improve the security of entrances and perimeters for the special benefit of each assessed residential parcel and in turn, their tenants, visitors and owners, which, in turn, may increase occupancies and rental income. Each assessed parcel will specially benefit from the clean and safe programs and services which will only be provided to, and for the direct benefit of, each identified assessed parcel within the District boundaries.

2) *Administration & Management* \$375,040 (*Special + General Benefit Costs*) 15%

Administration & Management includes activities such as: personnel, operations, professional services (e.g. legal, accounting, insurance), production of the Annual Planning Report and Budget and quarterly reports, facilitation of meetings of the Owners' Association, Brown Act compliance, outreach to District property and business owners, and participation in professional peer/best practice forums such as the LA BID Consortium, the California Downtown Association or the International Downtown Association. It also covers the costs associated with District renewal, as well as City and/or County fees associated with their oversight and implementation of the District, the Owners' Association's compliance with the terms of its contract with the City, and the implementation of the Management District Plan and the Engineer's Report.

This component is key to the proper expenditure of District assessment funds and the administration of District programs and activities for the special benefit of all parcels and land uses within the the District. The District Administration and Management program exists only for the purposes of the District and directly relates to the implementation of clean, safe, marketing and district identity programs, which specially benefit each identified assessed parcel within the District boundaries as described in #1 above and #3 below.

3) *Marketing & District Identity* \$475,051 (*Special + General Benefit Costs*) 19%

Marketing & District Identity includes activities designed to enhance the attractiveness and marketability of these parcels through the following activities: production of a quarterly (minimum frequency) newsletter that shall be distributed to property owners in the District, efforts to cultivate and recognize the satisfaction, retention and attraction of businesses, employees and customers/visitors, advertising, response to media inquiries, cultivation of media exposure, and promotion of the District as a great place to live, work or visit through a website and/or social media. To the extent that funds are available, it could also include additional efforts such as a District-wide marketing strategy, holiday lighting, street banners, wayfinding activites, art installation or development of special events (e.g. festival) or other community identity and branding efforts that promote the assessed parcels in the District.

For parcels with general commercial, retail, office, entertainment, industrial and commercial parking uses, Marketing & District Identity services are specifically designed to

attract more customers, employees, tenants and investors for the special benefit of assessed parcels as a result of marketing assessed parcels and the goods and services and spaces available on these assessed parcels. This in turn, is intended to increase business volumes, sales transactions, commercial occupancies, commercial rental income and investment return. In the case of publicly owned parcels that are assessed for these programs, District funded marketing and district identity creates better public facilities and services on these assessed parcels by fostering better informed public employees, students, visitors, vendors and users of these public facilities. Further, in the case of residential use parcels, District funded marketing and district identity specially benefits each assessed residential parcel and creates better informed tenants, visitors and owners, which, in turn, enhance livability and may increase residential occupancies and rental income. The marketing and district identity program will only be provided to, and for the direct and special benefit of, each identified assessed parcel within the District.

Unique services for residential condominiums: Residential condominiums in the District require a higher level of service than other parcels in the District. Residential condominiums shall receive enhanced services in addition to those received by commercial, industrial and commercial condominium parcels in the District. These services correspond directly to the special assessments tied to these parcels, and to the assessment methodology outlined for residential condominium parcels beginning on p. 26 of this Management District Plan. These enhanced services provided to residential condominium parcels include:

- 1) More frequent sidewalk, curb and gutter cleaning on the frontages adjacent to the residential condominium identified assessed parcels;
- 2) More frequent pressure washing/steam cleaning on the frontages adjacent to the residential condominium identified assessed parcels;
- 3) Enhanced patrols in the evening hours, weekends or holidays on the frontages adjacent to the residential condominium identified assessed parcels;
- 4) Installation and restocking of pet waste stations on the frontages adjacent to the residential condominium identified assessed parcels;
- 5) Efforts to outreach, design and implement streetscape enhancements on the frontages adjacent to the residential condominium identified assessed parcels, pending the availability of sufficient funding;
- 6) Other services requested by the condominium owners that confer special benefit on the frontages adjacent to the residential condominium identified assessed parcels.

In summary, all District funded services, programs and improvements described above confer special benefits to identified assessed parcels inside the District boundaries and none will be provided outside of the District. Each assessed parcel within the SPBID will proportionately specially benefit from the District Clean & Safe, Administration/District Management and

Marketing & District Identity. These services, programs and improvements are intended to improve commerce, employment, livability, rents, occupancy rates and investment return of parcels, businesses and residences within the SPBID by reducing crime, litter and debris, and professionally marketing goods, services and spaces available within the District, all considered necessary in a competitive properly managed contemporary mixed-use business district. All District funded services programs and improvements are considered supplemental, above normal base level services provided by the City of Los Angeles and are only provided for the special benefit of each and every assessed parcel within the boundaries of the SPBID.

Service Schedule: Service demands may vary year-to-year. The decision to prioritize one special benefit within a particular budget category over another will be reviewed and decided by the Owners' Association year-by-year. For example, clean services may be the greater priority in year one; safe services may be the greater priority in year two. The goal of a clean and safe District is constant; the type and frequency of specific services necessary to achieve this goal may vary based on special benefit needs. Similarly, actual service hours and deployment schedules may vary during the year in order to best meet the needs of the District. Maintaining a strong baseline of cleanliness and safety is viewed by the District Steering Committee as an essential foundation for all other District activities.

The Owners' Association Board of Directors will develop and refine a detailed operation deployment schedule; upon establishment of the District and commencement of services, property owners may request copies of the annual planning report, quarterly reports and a current deployment schedule from the Owners' Association to fully understand the current type and schedule of services and improvements in the District.

It is recognized that market conditions may cause the cost of providing goods and services to fluctuate from year to year during the 5-year term of the proposed renewed District. Accordingly, the Owners' Association shall have the ability to reallocate up to 10% of any budget line item within the budget categories based on such cost fluctuations subject to the review and approval by the Owners' Association Board and included in the Annual Planning Report that will be approved by the Los Angeles City Council pursuant to Streets and Highways Code Section 36650. Any accrued interest or delinquent payments may be expended in any budget category.

Lastly, resources permitting, the District may pursue any grant funding for which it is eligible in order to augment any or all of these budget categories.

4 Assessment Methodology

There are five benefit zones in the District. The District boundaries and Zone boundaries are described in detail beginning on p. 11. The rationale for the District and Zone boundaries are described in detail on p. 11 and p. 16 respectively. Each parcel within any particular zone is subject to the same assessment methodology and shall provide proportional special benefits to all identified assessed parcels, excepting residential condominium parcels, as explained below and in the Service & Improvement Plan on p. 19.

General Benefits: The total service and improvement plan budget for 2018 is \$2,500,268. Property assessments shall fund \$2,487,767. The Engineer's Report found a 0.5% general benefit to non-assessed parcels (see p. 13 of the Engineer's Report.) The amount of the 2018 budget attributable to general benefit and funded by non-assessment revenue is \$12,501.

See p. 4 of this report, and the Quantitative Benefit Analysis section, p. 10 of the Engineer's Report, for a definition of special vs. general benefits, an explanation of the method used to calculate general benefits, and an explanation of the special benefits to be conveyed for each of the various land use categories.

For a table showing the annual budget totals for Year 1 (2018) through Year 5 (2022) and a breakdown of special + general benefit allocations/costs, please see the table on p. 5.

Total Assessment Revenue for the District by Zone (2018)

QUANTITIES	ZONE 1	ZONE 2	ZONE 3	ZONE 4	ZONE 5	TOTAL
# of parcels	250	3	345	1,284	162	2,044
Building Area (sq ft)	3,522,657	0	1,587,598	4,899,281	3,912,242	13,921,778
Land Area (sq ft)	708,684	0	1,340,420	2,759,511	1,964,588	6,773,203
Street Frontage (lin ft)	6,583	5,389	13,332	28,075	26,268	79,647
Resid Condo Bldg Area (sq ft)	443,718	0	275,440	1,335,333	0	2,054,491
ASSESSMENT REVENUE	ZONE 1	ZONE 2	ZONE 3	ZONE 4	ZONE 5	TOTAL
Building Area \$	\$194,186.47	\$0.00	\$87,516.34	\$135,038.88	\$97,806.06	\$514,547.75
Land Area \$	\$50,786.42	\$0.00	\$96,058.52	\$121,694.44	\$78,583.53	\$347,122.91
Street Frontage \$	\$108,866.36	\$89,120.59	\$176,382.36	\$309,526.88	\$262,676.70	\$946,572.89
Resid Condo Bldg Area \$	\$146,759.73	\$0.00	\$91,101.78	\$441,661.39	\$0.00	\$679,522.90
Total \$\$	\$500,598.98	\$89,120.59	\$451,059.00	\$1,007,921.59	\$439,066.29	\$2,487,766.45
% of Total	20.122427%	3.582354%	18.131083%	40.515121%	17.649016%	100%

Commercial, Industrial and Publicly Owned Parcel Assessments: All assessable commercial, industrial and publicly owned parcels shall be assessed on a combination of building and lot and linear frontage. In Zone 1, each assessable commercial, industrial or publicly owned parcel shall be assessed at a rate of \$0.055125 per square foot of building, and \$0.071663 per square foot of lot, and \$16.5375 per linear foot of frontage. In Zone 2, each assessable commercial, industrial or publicly owned parcel shall be assessed at a rate of \$0.00 per SF of building and \$0.00 per square foot of lot, and \$16.5375 per linear foot of frontage. In Zone 3, each assessable commercial, industrial or publicly owned parcel shall be assessed at a rate of \$0.055125 per SF of building and \$0.071663 per square foot of lot, and \$13.23 per linear foot of frontage. In Zone 4, each assessable commercial, industrial or publicly owned parcel shall be assessed at a rate of \$0.27563 per SF of building and \$0.0441 per square foot of lot, and \$11.025 per linear foot of frontage. In Zone 5, each assessable commercial, industrial or publicly owned parcel shall be assessed at a rate of \$0.04 per SF of building and \$0.025 per square foot of lot, and \$10 per linear foot of frontage.

Commercial, industrial or publicly owned parcel example:

A property owner has a 2,700 SF commercial, industrial or publicly owned building on a 5,000 SF lot with 150 linear feet of frontage, located in Zone 1. The owner's annual assessment would be calculated as follows:

ZONE 1 EXAMPLE

2,700 x \$0.055125/square foot (bldg)	=	\$ 148.84
5,000 x \$0.071663/square foot (lot)	=	\$ 358.32
<u>150 x \$16.5375/linear foot (frontage)</u>	=	<u>\$2,480.63</u>
TOTAL ASSESSMENT	=	\$2,987.79

ZONE 2 EXAMPLE

A property owner has a 2,700 SF commercial, industrial or publicly owned building on a 5,000 SF lot with 150 linear feet of frontage, located in Zone 2. The owner's annual assessment would be calculated as follows:

2,700 x \$0.00/square foot (bldg)	=	\$ 0.00
5,000 x \$0.00/square foot (lot)	=	\$ 0.00
<u>150 x \$16.5375/linear foot (frontage)</u>	=	<u>\$2,480.63</u>
TOTAL ASSESSMENT	=	\$2,480.63

ZONE 3 EXAMPLE

A property owner has a 2,700 SF commercial, industrial or publicly owned building on a 5,000 SF lot with 150 linear feet of frontage, located in Zone 2. The owner's annual assessment would be calculated as follows:

2,700 x \$0.055125/square foot (bldg)	=	\$ 148.84
5,000 x \$0.071663/square foot (lot)	=	\$ 358.32
<u>150 x \$13.23/linear foot (frontage)</u>	=	<u>\$1,984.50</u>
TOTAL ASSESSMENT	=	\$2,491.66

ZONE 4 EXAMPLE

A property owner has a 2,700 SF commercial, industrial or publicly owned building on a 5,000 SF lot with 150 linear feet of frontage, located in Zone 2. The owner's annual assessment would be calculated as follows:

2,700 x \$0.027563/square foot (bldg)	=	\$ 74.42
5,000 x \$0.0441/square foot (lot)	=	\$ 220.50
<u>150 x \$11.025/linear foot (frontage)</u>	=	<u>\$1,653.75</u>
TOTAL ASSESSMENT	=	\$1,948.67

ZONE 5 EXAMPLE

A property owner has a 2,700 SF commercial, industrial or publicly owned building on a 5,000 SF lot with 150 linear feet of frontage, located in Zone 2. The owner's annual assessment would be calculated as follows:

2,700 x \$0.025/square foot (bldg)	=	\$ 67.50
5,000 x \$0.04/square foot (lot)	=	\$ 200.00
<u>150 x \$10/linear foot (frontage)</u>	=	<u>\$1,500.00</u>
TOTAL ASSESSMENT	=	\$1,767.50

Rationale for Commercial, Industrial and Publicly owned Parcel Assessments: For the array of land uses within the PBID, the interactive application of building area, land area and street frontage quantities are a proven method of fairly and equitably spreading special benefit costs to these beneficiaries of PBID funded services, programs and improvements. Each of these factors directly relates to the degree of special benefit each assessed parcel will receive from PBID funded activities. More detail on these factors is provided on p. 26 of the Engineer's Report.

Residential Condominium Parcel Assessments: Each residential condominium identified assessed parcel in the District (regardless of zone) shall be assessed at \$0.33075 per SF of its

building area. Lot and frontage shall not be assessed. The rationale for this assessment is outlined in more detail below.

Residential condominium example: A property owner in any zone has a 900 SF residential condominium unit. The owner's annual assessment would be calculated as follows:

$$\begin{array}{rcl} \text{900 x \$0.33075 / square foot (IBP)} & = & \$297.68 \\ \text{TOTAL ASSESSMENT} & = & \$297.68 \end{array}$$

Rationale for Residential Condominium Assessments: Residential condominium building area is a direct measure of the static utilization of each condominium unit (parcel) and its corresponding impact or draw on District funded activities. The vast majority of residential condominium parcels and units are newer residential condominiums. It is the opinion of this Assessment Engineer that these residential condominium parcels will proportionately specially benefit from PBID funded programs and activities, but differently than commercial parcels. The building area assessments for residential condominium parcels shall be assessed at \$0.33075 per square foot of condominium unit building area. This assessment rate structure is commensurate with the types of special benefit services and programs provided by the District for the special benefit of residential condominium parcels and complexes.

Residential condo parcels are assessed differently than multi-unit, for-rent apartment buildings, due to the frequency of special benefit services required by each parcel. The residential condo parcels will receive the highest frequency of clean and safe services and will be the only parcels to receive enhanced services described in the Service & Improvement Plan on p. 19. The multi-unit apartment buildings are commercial properties in which the tenant and landlord have a business relationship. Multi-unit apartment buildings are required to have a business license to operate in the City of Los Angeles and these residential apartment buildings can be bought or sold just as commercial buildings can be bought and sold. In addition, apartment tenants can be evicted by a property owner, something that sets them apart from residential condo unit parcels. Their stake, and therefore their special benefit, are of a different nature and is very similar to a commercial property owner and a tenant.

Furthermore, distinctions between residential tenants and residential condominium owners, and their relationship to the assessment methodology and the special benefits they will receive, are as follows:

- 1) Distinctions between residential owners and tenants are codified in the California Civil Codes, Davis Sterling Act. This piece of legislation creates an entire set of rules and regulations on how residential condo owners have obligations based upon their "separate interests." Tenants have no such rights;

- 2) Multi-unit apartment buildings are commercial properties in which the tenant and landlord have a business relationship. These buildings are required to have a business license to operate in the City of Los Angeles and the buildings can be bought or sold just as commercial buildings can be bought and sold. The tenant's investment in his dwelling place is of a very different nature than a condominium owner. It is very similar to the relationship between a commercial property owner and a tenant;
- 3) Los Angeles recognizes the distinction between the rights of tenants and owners by having tenant eviction laws;
- 4) In practice, residential owners demonstrate greater concern and are more forceful in advocating for resolution to the quality-of-life issues and nuisance activities that the proposed renewed District will address;
- 5) The state constitution requires that property assessment districts "confer special benefits to real property owners." Residential owners are "real property owners" and have the right to vote in a 218 hearing while tenants do not have that right;
- 6) Residential owners have legal rights to have pets, which impact their neighborhood; tenants have no such legal entitlements. These identified assessed residential parcels require special and enhanced services to accommodate their pets;
- 7) Residential owners are required by law to pay into and participate in a legally established Homeowners Association to oversee the maintenance of the building. They are required to monitor the impact of negative uses on that property and oversee the overall maintenance of their property. Residential tenants have no such legal obligation or requirement to oversee and maintain the property.
- 8) Permanent land use changes will affect residential owners to a much greater extent than tenants due to the fact that those land use changes may specifically benefit or harm their identified assessed parcels. Tenants have no such stake in those land use changes.
- 9) District outreach and advocacy in relation to community planning, land use, infrastructure and related issues and activities represent a special benefit that is conferred on each identified assessed parcel owner including all residential owners. No such special benefits are conferred upon residential tenants.

Future development: Other than future maximum rates and the assessment methodology delineated in this Management District Plan (MDP), per State Law (Government Code Section 53750,) future assessments may change for any given parcel if such a change is attributable to events other than an increased rate or revised methodology, such as a change in the density, intensity or nature of use of the land. Any change in assessment formula methodology or rates other than as stipulated in this MDP would require a new Proposition 218 ballot procedure in order to approve any such changes.

If a commercial, industrial or publicly owned parcel is converted to residential condominium use, the assessment methodology will change as stipulated on p. 26.

Time and manner of collecting assessments: If necessary, the Los Angeles City Clerk shall prepare a manual billing for all assessments for the Property Tax Year beginning July 1, 2017 and ending June 30, 2018. If not necessary, assessments for the Property Tax Year beginning July 1, 2017 and ending June 30, 2018, shall be collected at the same time and in the same manner as ad valorum taxes paid to the County of Los Angeles. In either scenario, Assessments for subsequent fiscal years, through and including the Fiscal Year ending June 30, 2022 (Operation Years 2019-2022) will be collected at the same time and in the same manner as ad valorum taxes paid to the County of Los Angeles. The District assessments shall appear as a separate line item on the property tax bills issued by the Los Angeles County Assessor. The City of Los Angeles is authorized to collect any assessments not placed on the County tax rolls, or to place assessments, unpaid delinquent assessments, or penalties on the County tax rolls as appropriate to implement this Management District Plan. If necessary, a manual billing may be prepared by the City of Los Angeles in lieu of the assessment's inclusion on the Assessor's property tax bills.

Errors: If a property owner believes there is an error on a parcel's assessed footages, the District may confirm the data with the LA County Assessor's office. If District data matches Assessor's data, the property owner may opt to work with the Assessor's office to correct the data so that the District assessment may be corrected.

5 District Rules

A Business Improvement District (BID) may establish unique rules and regulations that apply to the District. The District has not adopted any specific rules.

Bond Issuance: The District shall not issue bonds.

6 Implementation Timeline

In accordance with State law, the District will have a five (5) year term beginning January 1, 2018 and ending December 31, 2022. It is expected to begin services on or shortly after January 1, 2018, or as soon as possible subsequent to the District's renewal and the manual billing of assessments. If the District is not renewed, services will sunset on December 31, 2022.

7 Public Sector Participation

The District will provide the same level of improvements and activities, consistent with each identified assessed parcel's benefit zone, to the City of Los Angeles or any other identified assessed publicly owned parcels within the District boundary as are provided to non publicly owned parcels. All publicly owned identified assessed parcels will pay their proportional share of costs based on the special benefits conferred to each identified assessed parcel. The special benefit to publicly owned assessed parcels from these services is an increase in District customers, and an increased likelihood of attracting and retaining employees that follow from having a cleaner and safer area. Publicly owned parcels will receive special benefit in the form of increased use of the public facilities, increased attraction and retention of employees, which directly relates to fulfilling their public service mission. Article XIII(D) of the California Constitution was added in November of 1996 to provide for these assessments. It specifically states in Section 4(a) that "*Parcels within a district that are owned or used by any agency...shall not be exempt from assessment unless the agency can demonstrate by clear and convincing evidence that those publicly owned parcels in fact receive no special benefit.*"

There are thirteen (13) publicly owned parcels within the District of which ten (10) are identified as assessable and for which special benefit services will be provided. Of the ten (10) identified assessed parcels, one (1) is owned by the Los Angeles County Metropolitan Transit Authority (LACMTA), six (6) are owned by the City of Los Angeles, two (2) are owned by the Los Angeles Unified School District (LAUSD), and one (1) is owned by the Los Angeles Department of Water & Power (LADWP.) Of the three (3) non-identified exempt parcels, one (1) is owned by the State of California and two (2) by the United States Government. There are special circumstances affecting the levy of District assessments on certain publicly owned parcels as follows:

1. There are two US Federal publicly owned parcels within the District. The US Attorney General has declared that US Federal publicly owned parcels are exempt from local property assessments pursuant to the Supremacy Clause of the US Constitution. Proposition 218 does not allow parcels within a District to be assessed more than their respective proportionate amount of special benefit conferred on that parcel. As such, District funded services cannot be provided for the special benefit of parcels from which assessments cannot be levied or collected. Due to the Federal ruling on assessment exemption for Federal owned parcels, the District will provide no District funded services and programs that would specially benefit these particular US Federal publicly owned parcels. The District assessment amounts will be set at \$0 for these two Federal publicly owned parcels.

2. There is one State of California owned parcel within the District. This parcel covers an entire City block (1,011 linear feet of street frontage) with no other parcels within this four sided single State owned parcel and block. The State of California operates and provides regular 52 weeks a year full on-site and perimeter security and streetscape services for this State owned parcel similar to the security and streetscape services provided by the District. It is the opinion of this Engineer that this State owned parcel would receive no special benefits from duplicate clean and safe District funded services and can easily be isolated relative to not providing BID services on this four sided single parcel block. Further, it is the opinion of this Engineer that no special benefits will be conferred on this State owned parcel from District funded administration and management, marketing and district identity. The District will not interact administratively with this parcel or its owner or employees in any manner nor include it in any District communications such as newsletter distribution or list its presence or any matters or activities pertaining to this parcel on the District's website. As such, the District will provide no District funded services and programs that would specially benefit this particular State owned parcel and the District assessment amount will be set at \$0.
3. There are six (6) parcels and facilities owned by the City of Los Angeles within the District. Of the six parcels and facilities owned by the City of Los Angeles within the proposed renewed District, two are noted as follows:
 - a. City Public Works office building – this building has commercial space rented to private commercial businesses with public access. It is the opinion of this Engineer that this parcel will specially benefit from all District funded programs, services and improvements, including marketing and district identity and will be assessed at the same rates and methodology as commercial parcels in the District.
 - b. Fire Station - it is the opinion of this Engineer that the City owned Fire Station will NOT specially benefit from the District funded marketing and district identity programs, but will specially benefit from clean and safe programs and related management. As such, the assessment levied on this Fire Station parcel will coincide with this parcel's proportionate share of marketing and district identity costs.
4. There are two (2) LAUSD owned parcel(s) within the District.
 - a. One is an adult continuation school which covers an entire City block. LAUSD provides their own on-campus and perimeter security services with LAUSD Police personnel. No District security services will be provided to this LAUSD owned

parcel. District assessments for this LAUSD owned parcel has been adjusted to reflect the actual District funded services and corresponding special benefits that will be conferred on this LAUSD parcel.

- b. The second one is a multi-story public parking garage which occupies an entire City block. This parking facility is operated by a private parking vendor and operates just like any other public parking facility in or out of the SPBID. The LAUSD ownership is incidental and not germane to the operation of this facility. Similar to the SPBID assessment policy of fully assessing parking facilities used for public parking, it is the opinion of this Assessment Engineer that this parcel will be assessed at the respective benefit zone rate for the parking garage building area, the underlying land area and the parcel's four-sided street frontage.

Each identified assessed publicly owned parcel and facility within the District will proportionately benefit from the District funded supplemental clean and safe programs, newsletter, website and administration and management, except as noted herein. For identified assessed publicly owned parcels and facilities, each of these parcels specially benefit from District funded programs and services from cleaner and safer facility entrances and perimeters. In addition, the District funded marketing and district identity programs benefit publicly owned parcels, except as noted herein, by announcing public events and activities held at these public facilities and apprise employees of important District news, security issues and alerts and crime statistics. These services improve the safety and cleanliness and usability of each publicly owned assessed parcel and facility within the District by reducing crime, litter and debris, all considered detractions to employment, visitation and use of public facilities if not contained and properly managed.

In the opinion of this Assessment Engineer, there is no clear and convincing evidence that these 10 non-exempt publicly owned parcels will not proportionately specially benefit from PBID services, programs and improvements; therefore, each non-exempt publicly owned parcel will be assessed at the full rate for their respective zones with assessments to be based on the building area, land area and street frontage of each parcel, except as delineated above for the LAUSD parcel and the City Fire Station parcel.

The Table on the next page lists all publicly owned parcels within the proposed renewed District and their Year 1 (2017-18) assessment amounts.

Publicly Owned Parcels within District Boundaries

APN	SITE ADDRESS	OWNER	LAND USE	ZONE	ASSESSABLE BLDG AREA	ASSESSABLE LAND AREA	ASSESSABLE FRONTAGE	2018 PBID ASMT	% TOTAL
5134007933	CITY OF LA	S FIGUEROA ST	CONV CTR	2	0	0	3,003	\$49,662.11	2.00%
5134025900	CITY OF LA	1343 S OLIVE ST	FIRE STA	5	11,058	13,670	137	\$2,193.26	0.09%
5138016912	CITY OF LA	1201 S FIGUEROA ST	CONV CTR	2	0	0	1,627	\$26,906.51	1.08%
5138016914	CITY OF LA	S FIGUEROA ST	CONV CTR	2	0	0	759	\$12,551.96	0.50%
5138025900	CITY OF LA	1258 S FIGUEROA ST	PKG LOT	3	0	18,825	297	\$5,278.37	0.21%
5139019900	CITY OF LA	1150 S HILL ST	OFFICE	5	429,560	49,658	645	\$19,175.32	0.77%
SUBTOTAL	CITY OF LA							\$115,767.53	4.65%
5138004900	LADWP	FRANCISCO ST	OFFICE	3	13,380	15,300	100	\$3,157.02	0.13%
SUBTOTAL	LADWP							\$3,157.02	0.13%
5138026900	LACMTA	1232 S FLOWER ST	PKG LOT	4	0	7,500	50	\$882.00	0.04%
SUBTOTAL	LACMTA							\$882.00	0.04%
5134022902	LAUSD	NONE	SCHOOL	5	130,900	14,591	387	\$7,726.14	0.31%
5134022903	LAUSD	240 VENICE BLVD	PKG STRC	4	825,416	58,370	916	\$35,423.96	1.42%
SUBTOTAL	LAUSD							\$43,150.10	1.73%
5133003902	STATE OF CALIF	1404 S HILL ST	OFFICE	5	0	0	0	\$0.00	0.00%
SUBTOTAL	STATE OF CALIF							\$0.00	0.00%
5139011900	U S GOVT	1043 S HILL ST	USPS	5	0	0	0	\$0.00	0.00%
5139011901	U S GOVT	1031 S HILL ST	USPS	5	0	0	0	\$0.00	0.00%
SUBTOTAL	U S GOVT							\$0.00	0.00%
TOTAL								\$162,956.65	6.55%

8 Parcel Roll

2018 Parcel Assessment Roll

APN	BENEFIT ZONE	PROPOSED 2018 TOTAL BID ASMT (\$)	% OF TOTAL
5133001001	5	\$2,079.22	0.084%
5133001002	5	\$800.80	0.032%
5133001003	5	\$2,313.89	0.093%
5133001004	5	\$2,940.54	0.118%
5133001009	5	\$1,466.42	0.059%
5133001014	5	\$1,489.28	0.060%
5133001015	5	\$4,593.37	0.185%
5133002001	5	\$3,143.70	0.126%
5133002004	5	\$3,768.18	0.151%
5133002005	5	\$729.00	0.029%
5133002006	5	\$742.56	0.030%
5133002007	5	\$2,836.24	0.114%
5133002010	5	\$3,049.90	0.123%
5133003902	5	\$0.00	0.000%
5133004001	5	\$15,463.98	0.622%
5133005006	5	\$661.16	0.027%
5133005007	5	\$939.16	0.038%
5133005008	5	\$939.68	0.038%
5133005009	5	\$2,834.96	0.114%
5133005010	5	\$2,708.41	0.109%
5133005016	5	\$2,607.60	0.105%
5133005017	5	\$2,360.90	0.095%
5133005018	5	\$928.10	0.037%
5133006005	5	\$4,320.93	0.174%
5133006006	5	\$4,274.61	0.172%
5133007006	5	\$907.80	0.036%
5133007007	5	\$3,093.20	0.124%
5133007008	5	\$4,125.42	0.166%
5133008005	5	\$754.80	0.030%
5133008006	5	\$754.80	0.030%
5133008007	5	\$1,825.33	0.073%
5133008008	5	\$900.98	0.036%
5133008010	5	\$1,854.60	0.075%
5133008011	5	\$894.16	0.036%
5133009001	5	\$1,685.81	0.068%
5133009002	5	\$1,312.00	0.053%
5133009008	5	\$3,492.09	0.140%
5133010008	5	\$1,064.67	0.043%
5133010014	5	\$1,999.60	0.080%
5133010017	5	\$3,560.65	0.143%
5134007016	3	\$4,050.15	0.163%
5134007018	3	\$3,122.12	0.125%

5134007933	2	\$49,662.11	1.996%
5134008003	3	\$4,582.57	0.184%
5134008004	3	\$1,501.87	0.060%
5134008005	4	\$1,651.43	0.066%
5134008006	4	\$13,840.47	0.556%
5134008007	4	\$3,589.33	0.144%
5134009002	4	\$882.00	0.035%
5134009003	4	\$882.00	0.035%
5134009004	4	\$882.00	0.035%
5134009005	4	\$1,152.12	0.046%
5134009006	4	\$1,083.49	0.044%
5134009007	4	\$882.00	0.035%
5134009008	4	\$882.00	0.035%
5134009009	4	\$1,088.72	0.044%
5134009011	3	\$8,678.89	0.349%
5134009018	4	\$2,310.47	0.093%
5134009020	4	\$2,467.40	0.099%
5134009021	3	\$15,413.66	0.620%
5134009023	3	\$3,889.27	0.156%
5134010004	4	\$4,071.99	0.164%
5134010005	4	\$2,618.45	0.105%
5134010006	4	\$1,075.63	0.043%
5134010007	4	\$1,126.43	0.045%
5134010008	4	\$1,061.16	0.043%
5134010009	4	\$899.64	0.036%
5134010010	4	\$1,587.31	0.064%
5134010013	3	\$2,433.78	0.098%
5134010014	3	\$2,433.78	0.098%
5134010023	3	\$13,052.74	0.525%
5134010024	3	\$14,106.51	0.567%
5134010025	4	\$3,753.93	0.151%
5134011007	4	\$1,422.65	0.057%
5134011008	4	\$1,382.27	0.056%
5134011012	4	\$986.74	0.040%
5134011013	4	\$1,230.40	0.049%
5134011016	4	\$882.00	0.035%
5134011017	4	\$1,071.91	0.043%
5134011018	4	\$882.00	0.035%
5134011019	4	\$1,306.47	0.053%
5134011020	4	\$1,284.69	0.052%
5134011021	4	\$1,276.56	0.051%
5134011023	4	\$1,782.76	0.072%
5134011024	4	\$5,083.56	0.204%
5134011025	4	\$2,122.32	0.085%
5134011026	4	\$2,535.75	0.102%
5134011027	4	\$970.20	0.039%
5134011028	4	\$970.20	0.039%

5134011029	4	\$970.20	0.039%
5134011030	4	\$3,594.15	0.144%
5134011031	4	\$1,085.14	0.044%
5134011032	4	\$1,099.75	0.044%
5134012010	4	\$2,742.47	0.110%
5134012011	4	\$1,088.72	0.044%
5134012012	4	\$1,065.29	0.043%
5134012015	4	\$1,366.97	0.055%
5134012016	4	\$1,081.83	0.043%
5134012017	4	\$1,051.51	0.042%
5134012018	4	\$2,031.42	0.082%
5134012020	4	\$1,195.66	0.048%
5134012024	4	\$2,166.42	0.087%
5134012026	4	\$8,162.44	0.328%
5134012027	4	\$4,997.53	0.201%
5134012028	4	\$2,601.90	0.105%
5134012029	4	\$893.03	0.036%
5134014008	4	\$1,012.60	0.041%
5134014010	4	\$820.26	0.033%
5134014011	4	\$1,020.09	0.041%
5134014012	4	\$1,601.64	0.064%
5134014019	4	\$2,688.78	0.108%
5134014020	4	\$4,526.59	0.182%
5134014021	4	\$4,132.33	0.166%
5134014022	4	\$985.64	0.040%
5134014024	4	\$4,379.13	0.176%
5134015012	4	\$1,564.16	0.063%
5134015013	4	\$3,335.79	0.134%
5134015019	4	\$819.25	0.033%
5134015025	4	\$4,831.46	0.194%
5134015026	4	\$1,321.99	0.053%
5134015027	4	\$6,810.09	0.274%
5134017004	4	\$1,053.72	0.042%
5134017005	4	\$2,860.67	0.115%
5134017006	4	\$2,967.44	0.119%
5134017009	4	\$6,705.43	0.270%
5134017011	4	\$2,140.19	0.086%
5134017014	4	\$1,213.86	0.049%
5134017016	4	\$1,157.08	0.047%
5134017020	4	\$1,064.49	0.043%
5134017028	4	\$19,680.83	0.791%
5134017029	4	\$10,792.28	0.434%
5134017030	4	\$3,552.80	0.143%
5134017031	4	\$3,242.14	0.130%
5134017032	4	\$3,303.97	0.133%
5134020001	4	\$2,142.38	0.086%
5134020002	4	\$2,138.85	0.086%
5134020003	4	\$981.23	0.039%
5134020004	4	\$981.23	0.039%
5134020023	4	\$6,893.56	0.277%
5134020024	4	\$5,451.59	0.219%
5134021001	4	\$2,138.85	0.086%
5134021002	4	\$2,960.74	0.119%

5134021003	4	\$1,119.32	0.045%
5134021016	4	\$9,372.43	0.377%
5134022902	5	\$7,726.14	0.311%
5134022903	4	\$35,423.96	1.424%
5134023001	4	\$2,297.39	0.092%
5134023002	4	\$5,505.93	0.221%
5134023006	4	\$3,580.88	0.144%
5134023009	4	\$3,856.59	0.155%
5134024001	5	\$2,471.60	0.099%
5134024002	5	\$849.60	0.034%
5134024003	5	\$852.30	0.034%
5134024004	5	\$2,072.60	0.083%
5134024005	5	\$890.00	0.036%
5134024006	5	\$890.00	0.036%
5134024008	5	\$740.00	0.030%
5134024010	5	\$1,526.00	0.061%
5134024013	5	\$2,327.60	0.094%
5134025001	5	\$2,663.76	0.107%
5134025002	5	\$974.70	0.039%
5134025003	5	\$1,932.45	0.078%
5134025004	5	\$890.00	0.036%
5134025005	5	\$812.00	0.033%
5134025008	5	\$887.00	0.036%
5134025009	5	\$841.65	0.034%
5134025010	5	\$709.64	0.029%
5134025011	5	\$1,320.93	0.053%
5134025012	5	\$805.75	0.032%
5134025013	5	\$815.00	0.033%
5134025014	5	\$635.54	0.026%
5134025015	5	\$890.00	0.036%
5134025016	5	\$1,122.59	0.045%
5134025017	5	\$740.00	0.030%
5134025018	5	\$766.00	0.031%
5134025019	5	\$696.00	0.028%
5134025020	5	\$1,131.60	0.045%
5134025021	5	\$1,567.86	0.063%
5134025022	5	\$787.26	0.032%
5134025023	5	\$712.00	0.029%
5134025024	5	\$1,456.60	0.059%
5134025025	5	\$2,552.00	0.103%
5134025026	5	\$2,679.20	0.108%
5134025027	5	\$1,399.20	0.056%
5134025028	5	\$1,923.33	0.077%
5134025029	5	\$1,340.00	0.054%
5134025030	5	\$674.44	0.027%
5134025031	5	\$1,672.31	0.067%
5134025032	5	\$1,480.00	0.059%
5134025033	5	\$740.00	0.030%
5134025034	5	\$740.00	0.030%
5134025035	5	\$700.00	0.028%
5134025036	5	\$885.00	0.036%
5134025037	5	\$940.00	0.038%
5134025038	5	\$862.50	0.035%

5134025040	5	\$1,767.48	0.071%
5134025041	5	\$1,640.40	0.066%
5134025042	4	\$6,526.52	0.262%
5134025043	4	\$2,853.83	0.115%
5134025044	4	\$2,092.78	0.084%
5134025045	4	\$1,109.18	0.045%
5134025046	4	\$975.78	0.039%
5134025047	4	\$1,510.51	0.061%
5134025048	4	\$993.00	0.040%
5134025049	4	\$1,006.36	0.040%
5134025050	4	\$1,619.31	0.065%
5134025051	5	\$1,674.00	0.067%
5134025052	4	\$1,202.32	0.048%
5134025053	5	\$402.28	0.016%
5134025900	5	\$2,193.26	0.088%
5138002019	3	\$6,667.79	0.268%
5138002029	3	\$1,258.09	0.051%
5138002030	4	\$5,721.98	0.230%
5138002031	3	\$4,779.45	0.192%
5138002032	3	\$11,121.69	0.447%
5138002033	3	\$383.23	0.015%
5138003001	3	\$4,278.42	0.172%
5138003002	3	\$2,904.76	0.117%
5138003003	3	\$1,875.43	0.075%
5138003008	3	\$10,826.35	0.435%
5138003012	3	\$6,112.08	0.246%
5138003014	3	\$9,807.97	0.394%
5138003015	3	\$3,780.07	0.152%
5138004001	3	\$3,849.56	0.155%
5138004002	3	\$1,209.72	0.049%
5138004003	3	\$1,209.72	0.049%
5138004010	3	\$8,918.44	0.358%
5138004011	3	\$2,419.44	0.097%
5138004900	3	\$3,157.02	0.127%
5138005008	3	\$1,482.59	0.060%
5138005015	3	\$1,166.72	0.047%
5138005016	3	\$1,166.72	0.047%
5138005017	3	\$3,032.15	0.122%
5138005026	3	\$2,198.50	0.088%
5138005032	3	\$5,256.29	0.211%
5138005033	3	\$9,728.70	0.391%
5138005034	3	\$1,196.82	0.048%
5138005039	3	\$3,206.02	0.129%
5138005040	3	\$1,198.97	0.048%
5138005044	3	\$2,397.95	0.096%
5138005046	3	\$25,664.84	1.032%
5138006007	3	\$1,209.72	0.049%
5138006008	3	\$1,209.72	0.049%
5138006009	3	\$4,456.86	0.179%
5138006014	3	\$1,434.47	0.058%
5138006020	3	\$4,095.22	0.165%
5138006021	3	\$2,894.47	0.116%
5138006022	3	\$1,160.91	0.047%

5138006023	3	\$3,429.65	0.138%
5138006024	3	\$11,541.07	0.464%
5138006027	3	\$3,583.63	0.144%
5138007070	1	\$3,165.12	0.127%
5138007071	1	\$3,271.67	0.132%
5138007080	1	\$27,349.53	1.099%
5138007081	1	\$78,246.12	3.145%
5138007082	1	\$59,394.82	2.387%
5138007083	1	\$14,618.00	0.588%
5138007084	1	\$0.00	0.000%
5138007085	1	\$0.00	0.000%
5138007086	1	\$0.00	0.000%
5138007087	1	\$0.00	0.000%
5138007088	1	\$12,962.31	0.521%
5138007089	1	\$35,672.21	1.434%
5138007090	1	\$0.00	0.000%
5138007091	1	\$0.00	0.000%
5138007092	1	\$27,994.18	1.125%
5138007093	1	\$9,380.35	0.377%
5138007094	1	\$7,018.90	0.282%
5138007095	1	\$0.00	0.000%
5138007096	1	\$0.00	0.000%
5138007097	1	\$0.00	0.000%
5138007098	1	\$0.00	0.000%
5138007099	1	\$0.00	0.000%
5138007100	1	\$0.00	0.000%
5138007101	1	\$0.00	0.000%
5138007103	1	\$0.00	0.000%
5138012002	4	\$11,201.60	0.450%
5138012007	3	\$807.03	0.032%
5138012008	3	\$493.92	0.020%
5138012009	3	\$987.84	0.040%
5138012010	3	\$778.09	0.031%
5138012011	3	\$751.63	0.030%
5138012012	3	\$2,931.00	0.118%
5138012013	4	\$1,081.33	0.043%
5138012014	4	\$701.63	0.028%
5138012015	4	\$542.43	0.022%
5138012016	4	\$361.62	0.015%
5138012017	4	\$1,041.92	0.042%
5138012023	3	\$11,111.68	0.447%
5138012024	3	\$5,051.61	0.203%
5138012026	4	\$904.05	0.036%
5138012029	4	\$26.46	0.001%
5138012030	4	\$1,058.40	0.043%
5138012031	4	\$13.23	0.001%
5138012032	4	\$2,912.81	0.117%
5138013056	4	\$2,233.44	0.090%
5138013063	4	\$4,200.86	0.169%
5138013066	4	\$4,756.19	0.191%
5138013073	4	\$19,487.76	0.783%
5138013074	4	\$9,327.91	0.375%
5138014001	4	\$2,619.54	0.105%

5138014002	4	\$875.39	0.035%
5138014003	4	\$1,276.01	0.051%
5138014011	4	\$3,047.31	0.122%
5138014012	4	\$1,217.16	0.049%
5138014015	4	\$6,086.31	0.245%
5138014021	4	\$609.90	0.025%
5138014022	4	\$553.34	0.022%
5138014023	4	\$518.62	0.021%
5138014024	4	\$628.76	0.025%
5138014025	4	\$470.99	0.019%
5138014026	4	\$471.98	0.019%
5138014027	4	\$474.96	0.019%
5138014028	4	\$470.99	0.019%
5138014029	4	\$471.98	0.019%
5138014030	4	\$474.96	0.019%
5138014031	4	\$470.99	0.019%
5138014032	4	\$471.98	0.019%
5138014033	4	\$474.96	0.019%
5138014034	4	\$458.75	0.018%
5138014035	4	\$710.78	0.029%
5138014036	4	\$473.63	0.019%
5138014037	4	\$470.66	0.019%
5138014038	4	\$469.67	0.019%
5138014039	4	\$473.63	0.019%
5138014040	4	\$470.66	0.019%
5138014041	4	\$469.67	0.019%
5138014042	4	\$473.63	0.019%
5138014043	4	\$470.66	0.019%
5138014044	4	\$469.67	0.019%
5138014045	4	\$743.53	0.030%
5138014046	4	\$519.94	0.021%
5138014047	4	\$553.34	0.022%
5138014048	4	\$609.90	0.025%
5138014049	4	\$407.48	0.016%
5138014050	4	\$392.93	0.016%
5138014051	4	\$490.83	0.020%
5138014052	4	\$452.47	0.018%
5138014053	4	\$476.28	0.019%
5138014054	4	\$416.75	0.017%
5138014055	4	\$476.28	0.019%
5138014056	4	\$416.75	0.017%
5138014057	4	\$476.28	0.019%
5138014058	4	\$416.75	0.017%
5138014059	4	\$435.93	0.018%
5138014060	4	\$435.93	0.018%
5138014061	4	\$416.75	0.017%
5138014062	4	\$476.28	0.019%
5138014063	4	\$416.75	0.017%
5138014064	4	\$476.28	0.019%
5138014065	4	\$416.75	0.017%
5138014066	4	\$476.28	0.019%
5138014067	4	\$452.47	0.018%
5138014068	4	\$490.83	0.020%

5138014069	4	\$392.93	0.016%
5138014070	4	\$407.48	0.016%
5138014071	4	\$392.93	0.016%
5138014072	4	\$490.83	0.020%
5138014073	4	\$451.80	0.018%
5138014074	4	\$475.62	0.019%
5138014075	4	\$416.08	0.017%
5138014076	4	\$475.62	0.019%
5138014077	4	\$416.08	0.017%
5138014078	4	\$475.62	0.019%
5138014079	4	\$416.08	0.017%
5138014080	4	\$435.27	0.017%
5138014081	4	\$435.27	0.017%
5138014082	4	\$416.08	0.017%
5138014083	4	\$475.62	0.019%
5138014084	4	\$416.08	0.017%
5138014085	4	\$475.62	0.019%
5138014086	4	\$416.08	0.017%
5138014087	4	\$475.62	0.019%
5138014088	4	\$451.80	0.018%
5138014089	4	\$490.83	0.020%
5138014090	4	\$392.93	0.016%
5138014091	4	\$698.54	0.028%
5138014092	4	\$686.31	0.028%
5138014093	4	\$650.92	0.026%
5138014094	4	\$436.92	0.018%
5138014095	4	\$545.08	0.022%
5138014096	4	\$403.85	0.016%
5138014097	4	\$466.03	0.019%
5138014098	4	\$403.85	0.016%
5138014099	4	\$545.08	0.022%
5138014100	4	\$403.85	0.016%
5138014101	4	\$423.03	0.017%
5138014102	4	\$498.77	0.020%
5138014103	4	\$482.90	0.019%
5138014104	4	\$545.08	0.022%
5138014105	4	\$482.90	0.019%
5138014106	4	\$545.08	0.022%
5138014107	4	\$482.90	0.019%
5138014108	4	\$545.08	0.022%
5138014109	4	\$514.98	0.021%
5138014110	4	\$745.84	0.030%
5138014111	4	\$686.97	0.028%
5138014112	4	\$6,275.84	0.252%
5138014113	4	\$3,279.50	0.132%
5138015027	3	\$23,154.47	0.931%
5138015039	3	\$0.00	0.000%
5138015040	3	\$0.00	0.000%
5138015041	3	\$0.00	0.000%
5138015042	3	\$0.00	0.000%
5138015043	3	\$0.00	0.000%
5138015044	3	\$0.00	0.000%
5138015045	3	\$39,779.16	1.599%

5138016912	2	\$26,906.51	1.082%
5138016914	2	\$12,551.96	0.505%
5138017020	4	\$314.21	0.013%
5138017021	4	\$519.28	0.021%
5138017022	4	\$221.60	0.009%
5138017023	4	\$218.30	0.009%
5138017024	4	\$307.60	0.012%
5138017025	4	\$304.29	0.012%
5138017026	4	\$304.29	0.012%
5138017027	4	\$515.97	0.021%
5138017028	4	\$291.06	0.012%
5138017029	4	\$519.28	0.021%
5138017030	4	\$231.53	0.009%
5138017031	4	\$218.30	0.009%
5138017032	4	\$307.60	0.012%
5138017033	4	\$304.29	0.012%
5138017034	4	\$304.29	0.012%
5138017035	4	\$515.97	0.021%
5138017036	4	\$294.37	0.012%
5138017037	4	\$300.98	0.012%
5138017038	4	\$304.29	0.012%
5138017039	4	\$420.05	0.017%
5138017040	4	\$310.91	0.012%
5138017041	4	\$297.68	0.012%
5138017042	4	\$310.91	0.012%
5138017043	4	\$294.37	0.012%
5138017044	4	\$307.60	0.012%
5138017045	4	\$449.82	0.018%
5138017046	4	\$519.28	0.021%
5138017047	4	\$234.83	0.009%
5138017048	4	\$218.30	0.009%
5138017049	4	\$307.60	0.012%
5138017050	4	\$304.29	0.012%
5138017051	4	\$304.29	0.012%
5138017052	4	\$515.97	0.021%
5138017053	4	\$294.37	0.012%
5138017054	4	\$300.98	0.012%
5138017055	4	\$304.29	0.012%
5138017056	4	\$420.05	0.017%
5138017057	4	\$310.91	0.012%
5138017058	4	\$297.68	0.012%
5138017059	4	\$310.91	0.012%
5138017060	4	\$294.37	0.012%
5138017061	4	\$307.60	0.012%
5138017062	4	\$449.82	0.018%
5138017063	4	\$519.28	0.021%
5138017064	4	\$234.83	0.009%
5138017065	4	\$218.30	0.009%
5138017066	4	\$307.60	0.012%
5138017067	4	\$304.29	0.012%
5138017068	4	\$304.29	0.012%
5138017069	4	\$515.97	0.021%
5138017070	4	\$294.37	0.012%

5138017071	4	\$300.98	0.012%
5138017072	4	\$304.29	0.012%
5138017073	4	\$420.05	0.017%
5138017074	4	\$310.91	0.012%
5138017075	4	\$297.68	0.012%
5138017076	4	\$310.91	0.012%
5138017077	4	\$294.37	0.012%
5138017078	4	\$307.60	0.012%
5138017079	4	\$449.82	0.018%
5138017080	4	\$519.28	0.021%
5138017081	4	\$234.83	0.009%
5138017082	4	\$218.30	0.009%
5138017083	4	\$307.60	0.012%
5138017084	4	\$304.29	0.012%
5138017085	4	\$304.29	0.012%
5138017086	4	\$515.97	0.021%
5138017087	4	\$294.37	0.012%
5138017088	4	\$300.98	0.012%
5138017089	4	\$304.29	0.012%
5138017090	4	\$420.05	0.017%
5138017091	4	\$310.91	0.012%
5138017092	4	\$297.68	0.012%
5138017093	4	\$310.91	0.012%
5138017094	4	\$294.37	0.012%
5138017095	4	\$307.60	0.012%
5138017096	4	\$449.82	0.018%
5138017097	3	\$7,442.99	0.299%
5138017098	4	\$1,558.99	0.063%
5138018027	3	\$1,482.86	0.060%
5138018028	3	\$253.58	0.010%
5138018029	3	\$211.68	0.009%
5138018030	3	\$248.06	0.010%
5138018031	3	\$198.45	0.008%
5138018032	3	\$238.14	0.010%
5138018033	3	\$304.29	0.012%
5138018034	3	\$277.83	0.011%
5138018035	3	\$238.14	0.010%
5138018036	3	\$367.13	0.015%
5138018037	3	\$284.45	0.011%
5138018038	3	\$254.68	0.010%
5138018039	3	\$231.53	0.009%
5138018040	3	\$284.45	0.011%
5138018041	3	\$363.83	0.015%
5138018042	3	\$370.44	0.015%
5138018043	3	\$224.91	0.009%
5138018044	3	\$334.06	0.013%
5138018045	3	\$281.14	0.011%
5138018046	3	\$370.44	0.015%
5138018047	3	\$367.13	0.015%
5138018048	3	\$284.45	0.011%
5138018049	3	\$254.68	0.010%
5138018050	3	\$231.53	0.009%
5138018051	3	\$284.45	0.011%

5138018052	3	\$363.83	0.015%
5138018053	3	\$370.44	0.015%
5138018054	3	\$224.91	0.009%
5138018055	3	\$234.83	0.009%
5138018056	3	\$254.68	0.010%
5138018057	3	\$224.91	0.009%
5138018058	3	\$370.44	0.015%
5138018059	3	\$367.13	0.015%
5138018060	3	\$284.45	0.011%
5138018061	3	\$254.68	0.010%
5138018062	3	\$231.53	0.009%
5138018063	3	\$284.45	0.011%
5138018064	3	\$363.83	0.015%
5138018065	3	\$370.44	0.015%
5138018066	3	\$224.91	0.009%
5138018067	3	\$234.83	0.009%
5138018068	3	\$254.68	0.010%
5138018069	3	\$224.91	0.009%
5138018070	3	\$370.44	0.015%
5138018071	3	\$367.13	0.015%
5138018072	3	\$284.45	0.011%
5138018073	3	\$254.68	0.010%
5138018074	3	\$231.53	0.009%
5138018075	3	\$284.45	0.011%
5138018076	3	\$363.83	0.015%
5138018077	3	\$370.44	0.015%
5138018078	3	\$224.91	0.009%
5138018079	3	\$234.83	0.009%
5138018080	3	\$254.68	0.010%
5138018081	3	\$224.91	0.009%
5138018082	3	\$370.44	0.015%
5138018083	3	\$367.13	0.015%
5138018084	3	\$284.45	0.011%
5138018085	3	\$254.68	0.010%
5138018086	3	\$231.53	0.009%
5138018087	3	\$284.45	0.011%
5138018088	3	\$363.83	0.015%
5138018089	3	\$370.44	0.015%
5138018090	3	\$224.91	0.009%
5138018091	3	\$234.83	0.009%
5138018092	3	\$254.68	0.010%
5138018093	3	\$224.91	0.009%
5138018094	3	\$370.44	0.015%
5138018095	3	\$367.13	0.015%
5138018096	3	\$284.45	0.011%
5138018097	3	\$254.68	0.010%
5138018098	3	\$231.53	0.009%
5138018099	3	\$284.45	0.011%
5138018100	3	\$363.83	0.015%
5138018101	3	\$370.44	0.015%
5138018102	3	\$224.91	0.009%
5138018103	3	\$234.83	0.009%
5138018104	3	\$254.68	0.010%

5138018105	3	\$224.91	0.009%
5138018106	3	\$370.44	0.015%
5138018107	3	\$367.13	0.015%
5138018108	3	\$284.45	0.011%
5138018109	3	\$254.68	0.010%
5138018110	3	\$231.53	0.009%
5138018111	3	\$284.45	0.011%
5138018112	3	\$363.83	0.015%
5138018113	3	\$370.44	0.015%
5138018114	3	\$224.91	0.009%
5138018115	3	\$234.83	0.009%
5138018116	3	\$254.68	0.010%
5138018117	3	\$224.91	0.009%
5138018118	3	\$370.44	0.015%
5138018119	3	\$363.83	0.015%
5138018120	3	\$284.45	0.011%
5138018121	3	\$254.68	0.010%
5138018122	3	\$231.53	0.009%
5138018123	3	\$284.45	0.011%
5138018124	3	\$363.83	0.015%
5138018125	3	\$370.44	0.015%
5138018126	3	\$224.91	0.009%
5138018127	3	\$234.83	0.009%
5138018128	3	\$254.68	0.010%
5138018129	3	\$224.91	0.009%
5138018130	3	\$370.44	0.015%
5138018131	3	\$367.13	0.015%
5138018132	3	\$284.45	0.011%
5138018133	3	\$254.68	0.010%
5138018134	3	\$231.53	0.009%
5138018135	3	\$284.45	0.011%
5138018136	3	\$363.83	0.015%
5138018137	3	\$370.44	0.015%
5138018138	3	\$224.91	0.009%
5138018139	3	\$234.83	0.009%
5138018140	3	\$254.68	0.010%
5138018141	3	\$224.91	0.009%
5138018142	3	\$370.44	0.015%
5138018143	3	\$367.13	0.015%
5138018144	3	\$284.45	0.011%
5138018145	3	\$254.68	0.010%
5138018146	3	\$231.53	0.009%
5138018147	3	\$284.45	0.011%
5138018148	3	\$363.83	0.015%
5138018149	3	\$370.44	0.015%
5138018150	3	\$224.91	0.009%
5138018151	3	\$234.83	0.009%
5138018152	3	\$254.68	0.010%
5138018153	3	\$224.91	0.009%
5138018154	3	\$370.44	0.015%
5138018155	3	\$367.13	0.015%
5138018156	3	\$284.45	0.011%
5138018157	3	\$254.68	0.010%

5138018158	3	\$231.53	0.009%
5138018159	3	\$284.45	0.011%
5138018160	3	\$363.83	0.015%
5138018161	3	\$370.44	0.015%
5138018162	3	\$224.91	0.009%
5138018163	3	\$234.83	0.009%
5138018164	3	\$254.68	0.010%
5138018165	3	\$224.91	0.009%
5138018166	3	\$370.44	0.015%
5138018167	3	\$367.13	0.015%
5138018168	3	\$284.45	0.011%
5138018169	3	\$254.68	0.010%
5138018170	3	\$231.53	0.009%
5138018171	3	\$284.45	0.011%
5138018172	3	\$363.83	0.015%
5138018173	3	\$370.44	0.015%
5138018174	3	\$224.91	0.009%
5138018175	3	\$234.83	0.009%
5138018176	3	\$254.68	0.010%
5138018177	3	\$224.91	0.009%
5138018178	3	\$370.44	0.015%
5138019021	3	\$367.13	0.015%
5138019022	3	\$284.45	0.011%
5138019023	3	\$254.68	0.010%
5138019024	3	\$231.53	0.009%
5138019025	3	\$284.45	0.011%
5138019026	3	\$367.13	0.015%
5138019027	3	\$370.44	0.015%
5138019028	3	\$224.91	0.009%
5138019029	3	\$234.83	0.009%
5138019030	3	\$254.68	0.010%
5138019031	3	\$224.91	0.009%
5138019032	3	\$370.44	0.015%
5138019033	3	\$367.13	0.015%
5138019034	3	\$284.45	0.011%
5138019035	3	\$254.68	0.010%
5138019036	3	\$231.53	0.009%
5138019037	3	\$284.45	0.011%
5138019038	3	\$363.83	0.015%
5138019039	3	\$370.44	0.015%
5138019040	3	\$224.91	0.009%
5138019041	3	\$234.83	0.009%
5138019042	3	\$254.68	0.010%
5138019043	3	\$224.91	0.009%
5138019044	3	\$370.44	0.015%
5138019045	3	\$367.13	0.015%
5138019046	3	\$284.45	0.011%
5138019047	3	\$254.68	0.010%
5138019048	3	\$231.53	0.009%
5138019049	3	\$284.45	0.011%
5138019050	3	\$363.83	0.015%
5138019051	3	\$370.44	0.015%
5138019052	3	\$224.91	0.009%

5138019053	3	\$234.83	0.009%
5138019054	3	\$254.68	0.010%
5138019055	3	\$224.91	0.009%
5138019056	3	\$370.44	0.015%
5138019169	3	\$403.52	0.016%
5138019170	3	\$257.99	0.010%
5138019171	3	\$248.06	0.010%
5138019172	3	\$231.53	0.009%
5138019173	3	\$284.45	0.011%
5138019174	3	\$406.82	0.016%
5138019175	3	\$433.28	0.017%
5138019176	3	\$370.44	0.015%
5138019177	3	\$300.98	0.012%
5138019178	3	\$300.98	0.012%
5138019179	3	\$519.28	0.021%
5138019180	3	\$403.52	0.016%
5138019181	3	\$257.99	0.010%
5138019182	3	\$248.06	0.010%
5138019183	3	\$231.53	0.009%
5138019184	3	\$284.45	0.011%
5138019185	3	\$406.82	0.016%
5138019186	3	\$433.28	0.017%
5138019187	3	\$370.44	0.015%
5138019188	3	\$300.98	0.012%
5138019189	3	\$300.98	0.012%
5138019190	3	\$519.28	0.021%
5138019191	3	\$403.52	0.016%
5138019192	3	\$257.99	0.010%
5138019193	3	\$248.06	0.010%
5138019194	3	\$231.53	0.009%
5138019195	3	\$284.45	0.011%
5138019196	3	\$406.82	0.016%
5138019197	3	\$433.28	0.017%
5138019198	3	\$370.44	0.015%
5138019199	3	\$300.98	0.012%
5138019200	3	\$300.98	0.012%
5138019201	3	\$519.28	0.021%
5138019202	3	\$403.52	0.016%
5138019203	3	\$257.99	0.010%
5138019204	3	\$248.06	0.010%
5138019205	3	\$231.53	0.009%
5138019206	3	\$284.45	0.011%
5138019207	3	\$406.82	0.016%
5138019208	3	\$433.28	0.017%
5138019209	3	\$370.44	0.015%
5138019210	3	\$300.98	0.012%
5138019211	3	\$300.98	0.012%
5138019212	3	\$519.28	0.021%
5138019213	3	\$403.52	0.016%
5138019214	3	\$257.99	0.010%
5138019215	3	\$248.06	0.010%
5138019216	3	\$231.53	0.009%
5138019217	3	\$284.45	0.011%

5138019218	3	\$406.82	0.016%
5138019219	3	\$433.28	0.017%
5138019220	3	\$370.44	0.015%
5138019221	3	\$300.98	0.012%
5138019222	3	\$300.98	0.012%
5138019223	3	\$519.28	0.021%
5138019224	3	\$668.12	0.027%
5138019225	3	\$489.51	0.020%
5138019226	3	\$717.73	0.029%
5138019227	3	\$704.50	0.028%
5138019228	3	\$525.89	0.021%
5138019229	3	\$515.97	0.021%
5138019230	3	\$668.12	0.027%
5138019231	3	\$489.51	0.020%
5138019232	3	\$717.73	0.029%
5138019233	3	\$704.50	0.028%
5138019234	3	\$525.89	0.021%
5138019235	3	\$515.97	0.021%
5138019236	3	\$668.12	0.027%
5138019237	3	\$489.51	0.020%
5138019238	3	\$724.34	0.029%
5138019239	3	\$727.65	0.029%
5138019240	3	\$562.28	0.023%
5138019241	3	\$648.27	0.026%
5138019242	3	\$668.12	0.027%
5138019243	3	\$489.51	0.020%
5138019244	3	\$724.34	0.029%
5138019245	3	\$727.65	0.029%
5138019246	3	\$562.28	0.023%
5138019247	3	\$648.27	0.026%
5138019248	3	\$668.12	0.027%
5138019249	3	\$489.51	0.020%
5138019250	3	\$724.34	0.029%
5138019251	3	\$727.65	0.029%
5138019252	3	\$562.28	0.023%
5138019253	3	\$648.27	0.026%
5138025014	3	\$4,182.31	0.168%
5138025016	3	\$705.80	0.028%
5138025017	3	\$4,228.31	0.170%
5138025900	3	\$5,278.37	0.212%
5138026010	4	\$893.03	0.036%
5138026011	4	\$1,087.98	0.044%
5138026014	4	\$1,300.96	0.052%
5138026016	4	\$1,295.45	0.052%
5138026017	4	\$1,088.72	0.044%
5138026019	4	\$1,106.64	0.044%
5138026020	4	\$1,106.36	0.044%
5138026022	4	\$2,826.85	0.114%
5138026023	4	\$1,105.57	0.044%
5138026025	4	\$1,306.47	0.053%
5138026026	4	\$2,120.94	0.085%
5138026028	4	\$3,674.81	0.148%
5138026036	4	\$12,796.82	0.514%

5138026900	4	\$882.00	0.035%
5138027001	1	\$542.43	0.022%
5138027002	1	\$618.50	0.025%
5138027003	1	\$555.66	0.022%
5138027004	1	\$327.44	0.013%
5138027005	1	\$555.66	0.022%
5138027006	1	\$648.27	0.026%
5138027007	1	\$562.28	0.023%
5138027008	1	\$549.05	0.022%
5138027009	1	\$618.50	0.025%
5138027010	1	\$562.28	0.023%
5138027011	1	\$327.44	0.013%
5138027012	1	\$558.97	0.022%
5138027013	1	\$654.89	0.026%
5138027014	1	\$562.28	0.023%
5138027015	1	\$552.35	0.022%
5138027016	1	\$621.81	0.025%
5138027017	1	\$410.13	0.016%
5138027018	1	\$565.58	0.023%
5138027019	1	\$337.37	0.014%
5138027020	1	\$330.75	0.013%
5138027021	1	\$793.80	0.032%
5138027022	1	\$562.28	0.023%
5138027023	1	\$562.28	0.023%
5138027024	1	\$658.19	0.026%
5138027025	1	\$552.35	0.022%
5138027026	1	\$628.43	0.025%
5138027027	1	\$420.05	0.017%
5138027028	1	\$572.20	0.023%
5138027029	1	\$340.67	0.014%
5138027030	1	\$334.06	0.013%
5138027031	1	\$373.75	0.015%
5138027032	1	\$565.58	0.023%
5138027033	1	\$496.13	0.020%
5138027034	1	\$658.19	0.026%
5138027035	1	\$565.58	0.023%
5138027036	1	\$562.28	0.023%
5138027037	1	\$635.04	0.026%
5138027038	1	\$423.36	0.017%
5138027039	1	\$578.81	0.023%
5138027040	1	\$343.98	0.014%
5138027041	1	\$337.37	0.014%
5138027042	1	\$377.06	0.015%
5138027043	1	\$572.20	0.023%
5138027044	1	\$496.13	0.020%
5138027045	1	\$664.81	0.027%
5138027046	1	\$565.58	0.023%
5138027047	1	\$575.51	0.023%
5138027048	1	\$635.04	0.026%
5138027049	1	\$426.67	0.017%
5138027050	1	\$582.12	0.023%
5138027051	1	\$343.98	0.014%
5138027052	1	\$340.67	0.014%

5138027053	1	\$383.67	0.015%
5138027054	1	\$578.81	0.023%
5138027055	1	\$502.74	0.020%
5138027056	1	\$674.73	0.027%
5138027057	1	\$562.28	0.023%
5138027058	1	\$568.89	0.023%
5138027059	1	\$635.04	0.026%
5138027060	1	\$433.28	0.017%
5138027061	1	\$585.43	0.024%
5138027062	1	\$347.29	0.014%
5138027063	1	\$340.67	0.014%
5138027064	1	\$386.98	0.016%
5138027065	1	\$582.12	0.023%
5138027066	1	\$512.66	0.021%
5138027067	1	\$678.04	0.027%
5138027068	1	\$565.58	0.023%
5138027069	1	\$572.20	0.023%
5138027070	1	\$638.35	0.026%
5138027071	1	\$436.59	0.018%
5138027072	1	\$592.04	0.024%
5138027073	1	\$350.60	0.014%
5138027074	1	\$343.98	0.014%
5138027075	1	\$393.59	0.016%
5138027076	1	\$585.43	0.024%
5138027077	1	\$519.28	0.021%
5138027078	1	\$681.35	0.027%
5138027079	1	\$565.58	0.023%
5138027080	1	\$592.04	0.024%
5138027081	1	\$658.19	0.026%
5138027082	1	\$439.90	0.018%
5138027083	1	\$601.97	0.024%
5138027084	1	\$357.21	0.014%
5138027085	1	\$370.44	0.015%
5138027086	1	\$396.90	0.016%
5138027087	1	\$601.97	0.024%
5138027088	1	\$522.59	0.021%
5138027089	1	\$691.27	0.028%
5138027090	1	\$562.28	0.023%
5138027091	1	\$595.35	0.024%
5138027092	1	\$661.50	0.027%
5138027093	1	\$443.21	0.018%
5138027094	1	\$608.58	0.024%
5138027095	1	\$360.52	0.014%
5138027096	1	\$370.44	0.015%
5138027097	1	\$403.52	0.016%
5138027098	1	\$608.58	0.024%
5138027099	1	\$529.20	0.021%
5138027100	1	\$697.88	0.028%
5138027101	1	\$562.28	0.023%
5138027102	1	\$601.97	0.024%
5138027103	1	\$664.81	0.027%
5138027104	1	\$449.82	0.018%
5138027105	1	\$611.89	0.025%

5138027106	1	\$363.83	0.015%
5138027107	1	\$373.75	0.015%
5138027108	1	\$410.13	0.016%
5138027109	1	\$611.89	0.025%
5138027110	1	\$532.51	0.021%
5138027111	1	\$704.50	0.028%
5138027112	1	\$562.28	0.023%
5138027113	1	\$598.66	0.024%
5138027114	1	\$644.96	0.026%
5138027115	1	\$453.13	0.018%
5138027116	1	\$608.58	0.024%
5138027117	1	\$363.83	0.015%
5138027118	1	\$377.06	0.015%
5138027119	1	\$410.13	0.016%
5138027120	1	\$608.58	0.024%
5138027121	1	\$539.12	0.022%
5138027122	1	\$714.42	0.029%
5138027123	1	\$562.28	0.023%
5138027124	1	\$605.27	0.024%
5138027125	1	\$648.27	0.026%
5138027126	1	\$459.74	0.018%
5138027127	1	\$615.20	0.025%
5138027128	1	\$363.83	0.015%
5138027129	1	\$360.52	0.014%
5138027130	1	\$416.75	0.017%
5138027131	1	\$615.20	0.025%
5138027132	1	\$542.43	0.022%
5138027133	1	\$721.04	0.029%
5138027134	1	\$562.28	0.023%
5138027135	1	\$608.58	0.024%
5138027136	1	\$651.58	0.026%
5138027137	1	\$463.05	0.019%
5138027138	1	\$618.50	0.025%
5138027139	1	\$367.13	0.015%
5138027140	1	\$363.83	0.015%
5138027141	1	\$420.05	0.017%
5138027142	1	\$618.50	0.025%
5138027143	1	\$549.05	0.022%
5138027144	1	\$727.65	0.029%
5138027145	1	\$562.28	0.023%
5138027146	1	\$611.89	0.025%
5138027147	1	\$654.89	0.026%
5138027148	1	\$466.36	0.019%
5138027149	1	\$625.12	0.025%
5138027150	1	\$370.44	0.015%
5138027151	1	\$367.13	0.015%
5138027152	1	\$423.36	0.017%
5138027153	1	\$625.12	0.025%
5138027154	1	\$552.35	0.022%
5138027155	1	\$734.27	0.030%
5138027156	1	\$562.28	0.023%
5138027157	1	\$611.89	0.025%
5138027158	1	\$651.58	0.026%

5138027159	1	\$873.18	0.035%
5138027160	1	\$826.88	0.033%
5138027161	1	\$1,025.33	0.041%
5138027162	1	\$730.30	0.029%
5138027163	1	\$1,409.00	0.057%
5138027164	1	\$618.50	0.025%
5138027165	1	\$658.19	0.026%
5138027166	1	\$863.26	0.035%
5138027167	1	\$833.49	0.034%
5138027168	1	\$1,035.25	0.042%
5138027169	1	\$734.27	0.030%
5138027170	1	\$1,415.61	0.057%
5138027171	1	\$621.81	0.025%
5138027172	1	\$658.19	0.026%
5138027173	1	\$879.80	0.035%
5138027174	1	\$836.80	0.034%
5138027175	1	\$1,041.86	0.042%
5138027176	1	\$740.88	0.030%
5138027177	1	\$1,422.23	0.057%
5138027178	1	\$621.81	0.025%
5138027179	1	\$654.89	0.026%
5138027180	1	\$879.80	0.035%
5138027181	1	\$840.11	0.034%
5138027182	1	\$1,048.48	0.042%
5138027183	1	\$744.19	0.030%
5138027184	1	\$1,428.84	0.057%
5138027185	1	\$621.81	0.025%
5138027186	1	\$658.19	0.026%
5138027187	1	\$876.49	0.035%
5138027188	1	\$836.80	0.034%
5138027189	1	\$1,038.56	0.042%
5138027190	1	\$737.57	0.030%
5138027191	1	\$1,422.23	0.057%
5138027192	1	\$608.58	0.024%
5138027193	1	\$651.58	0.026%
5138027194	1	\$859.95	0.035%
5138027195	1	\$823.57	0.033%
5138027196	1	\$1,018.71	0.041%
5138027197	1	\$727.65	0.029%
5138027198	1	\$1,405.69	0.057%
5138027199	1	\$595.35	0.024%
5138027200	1	\$644.96	0.026%
5138027201	1	\$836.80	0.034%
5138027202	1	\$800.42	0.032%
5138027203	1	\$985.64	0.040%
5138027204	1	\$707.81	0.028%
5138027205	1	\$1,379.23	0.055%
5138027206	1	\$575.51	0.023%
5138027207	1	\$638.35	0.026%
5138027208	1	\$807.03	0.032%
5138027209	1	\$770.65	0.031%
5138027210	1	\$945.95	0.038%
5138027211	1	\$684.65	0.028%

5138027212	1	\$1,349.46	0.054%
5138027213	1	\$1,160.93	0.047%
5138027214	1	\$734.27	0.030%
5138027215	1	\$800.42	0.032%
5138027216	1	\$873.18	0.035%
5138027217	1	\$783.88	0.032%
5138027218	1	\$1,180.78	0.047%
5138027219	1	\$2,179.64	0.088%
5138027220	1	\$1,451.99	0.058%
5138027221	1	\$1,485.07	0.060%
5138027222	1	\$1,435.46	0.058%
5138027223	1	\$1,461.92	0.059%
5138027224	1	\$2,216.03	0.089%
5139005014	4	\$511.23	0.021%
5139005015	4	\$392.82	0.016%
5139005016	4	\$1,122.40	0.045%
5139005017	4	\$683.99	0.027%
5139005018	4	\$770.65	0.031%
5139005019	4	\$764.03	0.031%
5139005020	4	\$764.03	0.031%
5139005021	4	\$764.03	0.031%
5139005022	4	\$1,203.93	0.048%
5139005023	4	\$443.21	0.018%
5139005024	4	\$585.43	0.024%
5139005025	4	\$284.45	0.011%
5139005026	4	\$327.44	0.013%
5139005027	4	\$287.75	0.012%
5139005028	4	\$327.44	0.013%
5139005029	4	\$284.45	0.011%
5139005030	4	\$327.44	0.013%
5139005031	4	\$350.60	0.014%
5139005032	4	\$340.67	0.014%
5139005033	4	\$291.06	0.012%
5139005034	4	\$367.13	0.015%
5139005035	4	\$307.60	0.012%
5139005036	4	\$549.05	0.022%
5139005037	4	\$568.89	0.023%
5139005038	4	\$519.28	0.021%
5139005039	4	\$582.12	0.023%
5139005040	4	\$284.45	0.011%
5139005041	4	\$327.44	0.013%
5139005042	4	\$287.75	0.012%
5139005043	4	\$327.44	0.013%
5139005044	4	\$284.45	0.011%
5139005045	4	\$327.44	0.013%
5139005046	4	\$350.60	0.014%
5139005047	4	\$340.67	0.014%
5139005048	4	\$294.37	0.012%
5139005049	4	\$367.13	0.015%
5139005050	4	\$234.83	0.009%
5139005051	4	\$307.60	0.012%
5139005052	4	\$367.13	0.015%
5139005053	4	\$545.74	0.022%

5139005054	4	\$519.28	0.021%
5139005055	4	\$582.12	0.023%
5139005056	4	\$284.45	0.011%
5139005057	4	\$327.44	0.013%
5139005058	4	\$287.75	0.012%
5139005059	4	\$327.44	0.013%
5139005060	4	\$284.45	0.011%
5139005061	4	\$327.44	0.013%
5139005062	4	\$350.60	0.014%
5139005063	4	\$340.67	0.014%
5139005064	4	\$294.37	0.012%
5139005065	4	\$367.13	0.015%
5139005066	4	\$234.83	0.009%
5139005067	4	\$307.60	0.012%
5139005068	4	\$367.13	0.015%
5139005069	4	\$545.74	0.022%
5139005070	4	\$519.28	0.021%
5139005071	4	\$582.12	0.023%
5139005072	4	\$284.45	0.011%
5139005073	4	\$327.44	0.013%
5139005074	4	\$287.75	0.012%
5139005075	4	\$327.44	0.013%
5139005076	4	\$284.45	0.011%
5139005077	4	\$327.44	0.013%
5139005078	4	\$350.60	0.014%
5139005079	4	\$340.67	0.014%
5139005080	4	\$294.37	0.012%
5139005081	4	\$367.13	0.015%
5139005082	4	\$234.83	0.009%
5139005083	4	\$307.60	0.012%
5139005084	4	\$367.13	0.015%
5139005085	4	\$545.74	0.022%
5139005086	4	\$519.28	0.021%
5139005087	4	\$582.12	0.023%
5139005088	4	\$284.45	0.011%
5139005089	4	\$327.44	0.013%
5139005090	4	\$287.75	0.012%
5139005091	4	\$327.44	0.013%
5139005092	4	\$284.45	0.011%
5139005093	4	\$327.44	0.013%
5139005094	4	\$350.60	0.014%
5139005095	4	\$340.67	0.014%
5139005096	4	\$294.37	0.012%
5139005097	4	\$367.13	0.015%
5139005098	4	\$234.83	0.009%
5139005099	4	\$307.60	0.012%
5139005100	4	\$367.13	0.015%
5139005101	4	\$545.74	0.022%
5139005102	4	\$519.28	0.021%
5139005103	4	\$582.12	0.023%
5139005104	4	\$284.45	0.011%
5139005105	4	\$327.44	0.013%
5139005106	4	\$287.75	0.012%

5139005107	4	\$327.44	0.013%
5139005108	4	\$284.45	0.011%
5139005109	4	\$327.44	0.013%
5139005110	4	\$350.60	0.014%
5139005111	4	\$340.67	0.014%
5139005112	4	\$294.37	0.012%
5139005113	4	\$367.13	0.015%
5139005114	4	\$234.83	0.009%
5139005115	4	\$307.60	0.012%
5139005116	4	\$367.13	0.015%
5139005117	4	\$545.74	0.022%
5139005118	4	\$519.28	0.021%
5139005119	4	\$582.12	0.023%
5139005120	4	\$284.45	0.011%
5139005121	4	\$327.44	0.013%
5139005122	4	\$287.75	0.012%
5139005123	4	\$327.44	0.013%
5139005124	4	\$284.45	0.011%
5139005125	4	\$327.44	0.013%
5139005126	4	\$350.60	0.014%
5139005127	4	\$340.67	0.014%
5139005128	4	\$294.37	0.012%
5139005129	4	\$367.13	0.015%
5139005130	4	\$234.83	0.009%
5139005131	4	\$307.60	0.012%
5139005132	4	\$367.13	0.015%
5139005133	4	\$545.74	0.022%
5139005134	4	\$522.59	0.021%
5139005135	4	\$585.43	0.024%
5139005136	4	\$284.45	0.011%
5139005137	4	\$327.44	0.013%
5139005138	4	\$291.06	0.012%
5139005139	4	\$327.44	0.013%
5139005140	4	\$284.45	0.011%
5139005141	4	\$327.44	0.013%
5139005142	4	\$357.21	0.014%
5139005143	4	\$340.67	0.014%
5139005144	4	\$294.37	0.012%
5139005145	4	\$370.44	0.015%
5139005146	4	\$234.83	0.009%
5139005147	4	\$307.60	0.012%
5139005148	4	\$367.13	0.015%
5139005149	4	\$549.05	0.022%
5139005150	4	\$522.59	0.021%
5139005151	4	\$585.43	0.024%
5139005152	4	\$284.45	0.011%
5139005153	4	\$327.44	0.013%
5139005154	4	\$291.06	0.012%
5139005155	4	\$327.44	0.013%
5139005156	4	\$284.45	0.011%
5139005157	4	\$327.44	0.013%
5139005158	4	\$357.21	0.014%
5139005159	4	\$340.67	0.014%

5139005160	4	\$300.98	0.012%
5139005161	4	\$370.44	0.015%
5139005162	4	\$231.53	0.009%
5139005163	4	\$307.60	0.012%
5139005164	4	\$367.13	0.015%
5139005165	4	\$549.05	0.022%
5139005166	4	\$522.59	0.021%
5139005167	4	\$585.43	0.024%
5139005168	4	\$284.45	0.011%
5139005169	4	\$327.44	0.013%
5139005170	4	\$291.06	0.012%
5139005171	4	\$327.44	0.013%
5139005172	4	\$284.45	0.011%
5139005173	4	\$327.44	0.013%
5139005174	4	\$357.21	0.014%
5139005175	4	\$340.67	0.014%
5139005176	4	\$300.98	0.012%
5139005177	4	\$370.44	0.015%
5139005178	4	\$231.53	0.009%
5139005179	4	\$307.60	0.012%
5139005180	4	\$367.13	0.015%
5139005181	4	\$549.05	0.022%
5139005182	4	\$522.59	0.021%
5139005183	4	\$585.43	0.024%
5139005184	4	\$284.45	0.011%
5139005185	4	\$327.44	0.013%
5139005186	4	\$291.06	0.012%
5139005187	4	\$327.44	0.013%
5139005188	4	\$284.45	0.011%
5139005189	4	\$327.44	0.013%
5139005190	4	\$357.21	0.014%
5139005191	4	\$340.67	0.014%
5139005192	4	\$300.98	0.012%
5139005193	4	\$370.44	0.015%
5139005194	4	\$231.53	0.009%
5139005195	4	\$307.60	0.012%
5139005196	4	\$367.13	0.015%
5139005197	4	\$549.05	0.022%
5139005198	4	\$522.59	0.021%
5139005199	4	\$582.12	0.023%
5139005200	4	\$284.45	0.011%
5139005201	4	\$327.44	0.013%
5139005202	4	\$291.06	0.012%
5139005203	4	\$327.44	0.013%
5139005204	4	\$284.45	0.011%
5139005205	4	\$327.44	0.013%
5139005206	4	\$357.21	0.014%
5139005207	4	\$340.67	0.014%
5139005208	4	\$300.98	0.012%
5139005209	4	\$370.44	0.015%
5139005210	4	\$231.53	0.009%
5139005211	4	\$307.60	0.012%
5139005212	4	\$367.13	0.015%

5139005213	4	\$549.05	0.022%
5139005214	4	\$522.59	0.021%
5139005215	4	\$582.12	0.023%
5139005216	4	\$284.45	0.011%
5139005217	4	\$327.44	0.013%
5139005218	4	\$291.06	0.012%
5139005219	4	\$327.44	0.013%
5139005220	4	\$284.45	0.011%
5139005221	4	\$327.44	0.013%
5139005222	4	\$357.21	0.014%
5139005223	4	\$340.67	0.014%
5139005224	4	\$307.60	0.012%
5139005225	4	\$370.44	0.015%
5139005226	4	\$231.53	0.009%
5139005227	4	\$307.60	0.012%
5139005228	4	\$367.13	0.015%
5139005229	4	\$549.05	0.022%
5139005230	4	\$519.28	0.021%
5139005231	4	\$582.12	0.023%
5139005232	4	\$327.44	0.013%
5139005233	4	\$572.20	0.023%
5139005234	4	\$327.44	0.013%
5139005235	4	\$327.44	0.013%
5139005236	4	\$350.60	0.014%
5139005237	4	\$340.67	0.014%
5139005238	4	\$304.29	0.012%
5139005239	4	\$370.44	0.015%
5139005240	4	\$565.58	0.023%
5139005241	4	\$625.12	0.025%
5139005242	4	\$522.59	0.021%
5139005243	4	\$588.74	0.024%
5139005244	4	\$572.20	0.023%
5139005245	4	\$476.28	0.019%
5139005246	4	\$635.04	0.026%
5139005247	4	\$578.81	0.023%
5139005248	4	\$998.87	0.040%
5139005249	4	\$889.72	0.036%
5139005250	4	\$714.42	0.029%
5139005251	4	\$572.20	0.023%
5139005252	4	\$1,124.55	0.045%
5139005253	4	\$635.04	0.026%
5139008001	4	\$3,271.34	0.131%
5139008002	4	\$1,758.28	0.071%
5139008003	4	\$1,093.13	0.044%
5139008006	4	\$886.41	0.036%
5139008007	4	\$531.85	0.021%
5139008008	4	\$1,240.97	0.050%
5139008009	4	\$1,418.26	0.057%
5139008010	4	\$5,961.95	0.240%
5139008011	4	\$1,794.87	0.072%
5139008012	4	\$897.44	0.036%
5139008013	4	\$897.44	0.036%
5139008015	4	\$897.44	0.036%

5139008016	4	\$3,758.26	0.151%
5139008018	4	\$1,465.23	0.059%
5139008021	4	\$1,870.45	0.075%
5139008022	4	\$989.77	0.040%
5139008023	4	\$346.68	0.014%
5139008024	4	\$1,800.33	0.072%
5139008025	4	\$291.72	0.012%
5139008026	4	\$1,097.21	0.044%
5139008027	4	\$419.83	0.017%
5139008028	4	\$1.43	0.000%
5139008029	4	\$178.61	0.007%
5139008030	4	\$304.29	0.012%
5139008031	4	\$234.83	0.009%
5139008032	4	\$234.83	0.009%
5139008033	4	\$234.83	0.009%
5139008034	4	\$234.83	0.009%
5139008035	4	\$234.83	0.009%
5139008036	4	\$234.83	0.009%
5139008037	4	\$327.44	0.013%
5139008038	4	\$320.83	0.013%
5139008039	4	\$201.76	0.008%
5139008040	4	\$201.76	0.008%
5139008041	4	\$201.76	0.008%
5139008042	4	\$201.76	0.008%
5139008043	4	\$201.76	0.008%
5139008044	4	\$201.76	0.008%
5139008045	4	\$201.76	0.008%
5139008046	4	\$291.06	0.012%
5139008047	4	\$334.06	0.013%
5139008048	4	\$320.83	0.013%
5139008049	4	\$307.60	0.012%
5139008050	4	\$320.83	0.013%
5139008051	4	\$330.75	0.013%
5139008052	4	\$334.06	0.013%
5139008053	4	\$274.52	0.011%
5139008054	4	\$274.52	0.011%
5139008055	4	\$274.52	0.011%
5139008056	4	\$271.22	0.011%
5139008057	4	\$271.22	0.011%
5139008058	4	\$251.37	0.010%
5139008059	4	\$178.61	0.007%
5139008060	4	\$304.29	0.012%
5139008061	4	\$234.83	0.009%
5139008062	4	\$234.83	0.009%
5139008063	4	\$234.83	0.009%
5139008064	4	\$234.83	0.009%
5139008065	4	\$234.83	0.009%
5139008066	4	\$234.83	0.009%
5139008067	4	\$327.44	0.013%
5139008068	4	\$320.83	0.013%
5139008069	4	\$201.76	0.008%
5139008070	4	\$201.76	0.008%
5139008071	4	\$201.76	0.008%

5139008072	4	\$201.76	0.008%
5139008073	4	\$201.76	0.008%
5139008074	4	\$201.76	0.008%
5139008075	4	\$201.76	0.008%
5139008076	4	\$291.06	0.012%
5139008077	4	\$334.06	0.013%
5139008078	4	\$320.83	0.013%
5139008079	4	\$307.60	0.012%
5139008080	4	\$320.83	0.013%
5139008081	4	\$330.75	0.013%
5139008082	4	\$334.06	0.013%
5139008083	4	\$274.52	0.011%
5139008084	4	\$274.52	0.011%
5139008085	4	\$274.52	0.011%
5139008086	4	\$271.22	0.011%
5139008087	4	\$271.22	0.011%
5139008088	4	\$251.37	0.010%
5139008089	4	\$178.61	0.007%
5139008090	4	\$304.29	0.012%
5139008091	4	\$234.83	0.009%
5139008092	4	\$234.83	0.009%
5139008093	4	\$234.83	0.009%
5139008094	4	\$234.83	0.009%
5139008095	4	\$234.83	0.009%
5139008096	4	\$234.83	0.009%
5139008097	4	\$327.44	0.013%
5139008098	4	\$320.83	0.013%
5139008099	4	\$201.76	0.008%
5139008100	4	\$201.76	0.008%
5139008101	4	\$201.76	0.008%
5139008102	4	\$201.76	0.008%
5139008103	4	\$201.76	0.008%
5139008104	4	\$201.76	0.008%
5139008105	4	\$201.76	0.008%
5139008106	4	\$284.45	0.011%
5139008107	4	\$334.06	0.013%
5139008108	4	\$320.83	0.013%
5139008109	4	\$307.60	0.012%
5139008110	4	\$320.83	0.013%
5139008111	4	\$330.75	0.013%
5139008112	4	\$334.06	0.013%
5139008113	4	\$274.52	0.011%
5139008114	4	\$274.52	0.011%
5139008115	4	\$274.52	0.011%
5139008116	4	\$271.22	0.011%
5139008117	4	\$271.22	0.011%
5139008118	4	\$251.37	0.010%
5139008119	4	\$529.20	0.021%
5139008120	4	\$549.05	0.022%
5139008121	4	\$472.97	0.019%
5139008122	4	\$472.97	0.019%
5139008123	4	\$469.67	0.019%
5139008124	4	\$472.97	0.019%

5139008125	4	\$472.97	0.019%
5139008126	4	\$443.21	0.018%
5139008127	4	\$562.28	0.023%
5139008128	4	\$433.28	0.017%
5139008129	4	\$433.28	0.017%
5139008130	4	\$433.28	0.017%
5139008131	4	\$429.98	0.017%
5139008132	4	\$429.98	0.017%
5139008133	4	\$701.19	0.028%
5139008134	4	\$539.12	0.022%
5139008135	4	\$499.43	0.020%
5139008136	4	\$502.74	0.020%
5139008137	4	\$502.74	0.020%
5139008138	4	\$502.74	0.020%
5139008139	4	\$502.74	0.020%
5139008140	4	\$502.74	0.020%
5139008141	4	\$502.74	0.020%
5139008142	4	\$502.74	0.020%
5139008143	4	\$502.74	0.020%
5139008144	4	\$506.05	0.020%
5139009015	4	\$15,988.23	0.643%
5139009016	5	\$6,803.76	0.273%
5139010001	5	\$2,525.04	0.101%
5139010002	5	\$971.46	0.039%
5139010005	4	\$1,327.42	0.053%
5139010007	4	\$1,104.16	0.044%
5139010008	5	\$952.24	0.038%
5139010010	5	\$992.10	0.040%
5139010011	5	\$985.97	0.040%
5139010013	4	\$4,437.03	0.178%
5139011001	5	\$1,780.40	0.072%
5139011002	5	\$665.38	0.027%
5139011009	5	\$2,267.95	0.091%
5139011010	5	\$869.41	0.035%
5139011011	5	\$3,163.61	0.127%
5139011014	5	\$2,530.60	0.102%
5139011016	5	\$1,635.20	0.066%
5139011900	5	\$0.00	0.000%
5139011901	5	\$0.00	0.000%
5139012001	5	\$3,375.03	0.136%
5139012002	5	\$798.00	0.032%
5139012003	5	\$845.88	0.034%
5139012004	5	\$718.20	0.029%
5139012005	5	\$798.00	0.032%
5139012010	5	\$995.30	0.040%
5139012013	5	\$2,527.25	0.102%
5139012014	5	\$993.10	0.040%
5139012015	5	\$7,700.08	0.310%
5139013003	5	\$800.00	0.032%
5139013004	5	\$800.00	0.032%
5139013005	5	\$788.00	0.032%
5139013006	5	\$789.20	0.032%
5139013008	5	\$2,094.53	0.084%

5139013015	5	\$2,217.20	0.089%
5139013017	5	\$788.00	0.032%
5139013018	5	\$788.00	0.032%
5139013019	5	\$2,333.13	0.094%
5139013021	5	\$2,278.55	0.092%
5139017001	5	\$4,818.63	0.194%
5139017002	5	\$721.36	0.029%
5139017008	5	\$849.14	0.034%
5139017009	5	\$730.48	0.029%
5139017010	5	\$608.30	0.024%
5139017011	5	\$372.57	0.015%
5139017012	5	\$734.12	0.030%
5139017013	5	\$735.95	0.030%
5139017014	5	\$2,263.65	0.091%
5139017025	5	\$1,626.36	0.065%
5139017026	5	\$726.81	0.029%
5139019011	5	\$1,125.44	0.045%
5139019015	5	\$473.60	0.019%
5139019022	5	\$6,476.87	0.260%
5139019029	5	\$802.19	0.032%
5139019034	5	\$6,580.43	0.265%
5139019035	5	\$9,083.48	0.365%
5139019036	5	\$1,760.84	0.071%
5139019038	5	\$37,926.39	1.525%
5139019040	5	\$4,813.20	0.193%
5139019900	5	\$19,175.32	0.771%
5139020006	5	\$1,337.10	0.054%
5139020007	5	\$740.51	0.030%
5139020021	5	\$8,289.11	0.333%
5139020022	5	\$3,430.65	0.138%
5139020025	5	\$3,592.28	0.144%
5139020028	4	\$436.59	0.018%
5139020029	4	\$459.74	0.018%
5139020030	4	\$380.36	0.015%
5139020031	4	\$724.34	0.029%
5139020032	4	\$512.66	0.021%
5139020033	4	\$482.90	0.019%
5139020034	4	\$463.05	0.019%
5139020035	4	\$575.51	0.023%
5139020036	4	\$724.34	0.029%
5139020037	4	\$635.04	0.026%
5139020038	4	\$644.96	0.026%
5139020039	4	\$380.36	0.015%
5139020040	4	\$515.97	0.021%
5139020041	4	\$539.12	0.022%
5139020042	4	\$466.36	0.019%
5139020043	4	\$456.44	0.018%
5139020044	4	\$515.97	0.021%
5139020045	4	\$479.59	0.019%
5139020046	4	\$360.52	0.014%
5139020047	4	\$386.98	0.016%
5139020048	4	\$383.67	0.015%
5139020049	4	\$515.97	0.021%

5139020050	4	\$539.12	0.022%
5139020051	4	\$466.36	0.019%
5139020052	4	\$456.44	0.018%
5139020053	4	\$515.97	0.021%
5139020054	4	\$479.59	0.019%
5139020055	4	\$360.52	0.014%
5139020056	4	\$386.98	0.016%
5139020057	4	\$383.67	0.015%
5139020058	4	\$515.97	0.021%
5139020059	4	\$539.12	0.022%
5139020060	4	\$466.36	0.019%
5139020061	4	\$456.44	0.018%
5139020062	4	\$515.97	0.021%
5139020063	4	\$479.59	0.019%
5139020064	4	\$360.52	0.014%
5139020065	4	\$386.98	0.016%
5139020066	4	\$383.67	0.015%
5139020067	4	\$436.59	0.018%
5139020068	4	\$476.28	0.019%
5139020069	4	\$463.05	0.019%
5139020070	4	\$453.13	0.018%
5139020071	4	\$515.97	0.021%
5139020072	4	\$479.59	0.019%
5139020073	4	\$360.52	0.014%
5139020074	4	\$367.13	0.015%
5139020075	4	\$383.67	0.015%
5139020076	4	\$549.05	0.022%
5139020077	4	\$575.51	0.023%
5139020078	4	\$466.36	0.019%
5139020079	4	\$453.13	0.018%
5139020080	4	\$499.43	0.020%
5139020081	4	\$479.59	0.019%
5139020082	4	\$360.52	0.014%
5139020083	4	\$367.13	0.015%
5139020084	4	\$383.67	0.015%
5139020085	4	\$549.05	0.022%
5139020086	4	\$575.51	0.023%
5139020087	4	\$466.36	0.019%
5139020088	4	\$456.44	0.018%
5139020089	4	\$499.43	0.020%
5139020090	4	\$479.59	0.019%
5139020091	4	\$360.52	0.014%
5139020092	4	\$367.13	0.015%
5139020093	4	\$383.67	0.015%
5139020094	4	\$10,292.50	0.414%
5139021001	4	\$3,921.10	0.158%
5139021004	4	\$1,437.72	0.058%
5139021020	4	\$1,084.59	0.044%
5139021021	4	\$1,110.22	0.045%
5139021025	4	\$1,107.79	0.045%
5139021026	4	\$431.63	0.017%
5139021027	4	\$433.06	0.017%
5139021028	4	\$432.35	0.017%

5139021029	4	\$1,170.86	0.047%
5139021030	4	\$819.32	0.033%
5139021031	4	\$911.88	0.037%
5139021032	4	\$926.60	0.037%
5139021033	4	\$671.42	0.027%
5139021034	4	\$343.98	0.014%
5139021035	4	\$340.67	0.014%
5139021036	4	\$340.67	0.014%
5139021037	4	\$340.67	0.014%
5139021038	4	\$562.28	0.023%
5139021039	4	\$310.91	0.012%
5139021040	4	\$545.74	0.022%
5139021041	4	\$277.83	0.011%
5139021042	4	\$515.97	0.021%
5139021043	4	\$307.60	0.012%
5139021044	4	\$307.60	0.012%
5139021045	4	\$310.91	0.012%
5139021046	4	\$549.05	0.022%
5139021047	4	\$396.90	0.016%
5139021048	4	\$314.21	0.013%
5139021049	4	\$611.89	0.025%
5139021050	4	\$264.60	0.011%
5139021051	4	\$697.88	0.028%
5139021052	4	\$363.83	0.015%
5139021053	4	\$363.83	0.015%
5139021054	4	\$360.52	0.014%
5139021055	4	\$363.83	0.015%
5139021056	4	\$363.83	0.015%
5139021057	4	\$363.83	0.015%
5139021058	4	\$343.98	0.014%
5139021059	4	\$535.82	0.022%
5139021060	4	\$277.83	0.011%
5139021061	4	\$502.74	0.020%
5139021062	4	\$320.83	0.013%
5139021063	4	\$307.60	0.012%
5139021064	4	\$317.52	0.013%
5139021065	4	\$552.35	0.022%
5139021066	4	\$396.90	0.016%
5139021067	4	\$317.52	0.013%
5139021068	4	\$684.65	0.028%
5139021069	4	\$261.29	0.011%
5139021070	4	\$697.88	0.028%
5139021071	4	\$363.83	0.015%
5139021072	4	\$363.83	0.015%
5139021073	4	\$360.52	0.014%
5139021074	4	\$363.83	0.015%
5139021075	4	\$363.83	0.015%
5139021076	4	\$363.83	0.015%
5139021077	4	\$343.98	0.014%
5139021078	4	\$535.82	0.022%
5139021079	4	\$277.83	0.011%
5139021080	4	\$502.74	0.020%
5139021081	4	\$320.83	0.013%

5139021082	4	\$307.60	0.012%
5139021083	4	\$317.52	0.013%
5139021084	4	\$552.35	0.022%
5139021085	4	\$396.90	0.016%
5139021086	4	\$317.52	0.013%
5139021087	4	\$684.65	0.028%
5139021088	4	\$261.29	0.011%
5139021089	4	\$694.58	0.028%
5139021090	4	\$363.83	0.015%
5139021091	4	\$363.83	0.015%
5139021092	4	\$360.52	0.014%
5139021093	4	\$363.83	0.015%
5139021094	4	\$363.83	0.015%
5139021095	4	\$363.83	0.015%
5139021096	4	\$343.98	0.014%
5139021097	4	\$535.82	0.022%
5139021098	4	\$277.83	0.011%
5139021099	4	\$502.74	0.020%
5139021100	4	\$320.83	0.013%
5139021101	4	\$307.60	0.012%
5139021102	4	\$317.52	0.013%
5139021103	4	\$552.35	0.022%
5139021104	4	\$396.90	0.016%
5139021105	4	\$317.52	0.013%
5139021106	4	\$684.65	0.028%
5139021107	4	\$261.29	0.011%
5139021108	4	\$697.88	0.028%
5139021109	4	\$363.83	0.015%
5139021110	4	\$363.83	0.015%
5139021111	4	\$360.52	0.014%
5139021112	4	\$363.83	0.015%
5139021113	4	\$363.83	0.015%
5139021114	4	\$363.83	0.015%
5139021115	4	\$343.98	0.014%
5139021116	4	\$535.82	0.022%
5139021117	4	\$277.83	0.011%
5139021118	4	\$502.74	0.020%
5139021119	4	\$320.83	0.013%
5139021120	4	\$307.60	0.012%
5139021121	4	\$317.52	0.013%
5139021122	4	\$552.35	0.022%
5139021123	4	\$396.90	0.016%
5139021124	4	\$317.52	0.013%
5139021125	4	\$684.65	0.028%
5139021126	4	\$261.29	0.011%
5139021127	4	\$697.88	0.028%
5139021128	4	\$363.83	0.015%
5139021129	4	\$363.83	0.015%
5139021130	4	\$360.52	0.014%
5139021131	4	\$363.83	0.015%
5139021132	4	\$363.83	0.015%
5139021133	4	\$363.83	0.015%
5139021134	4	\$343.98	0.014%

5139021135	4	\$535.82	0.022%
5139021136	4	\$277.83	0.011%
5139021137	4	\$502.74	0.020%
5139021138	4	\$320.83	0.013%
5139021139	4	\$307.60	0.012%
5139021140	4	\$317.52	0.013%
5139021141	4	\$552.35	0.022%
5139021142	4	\$396.90	0.016%
5139021143	4	\$317.52	0.013%
5139021144	4	\$684.65	0.028%
5139021145	4	\$261.29	0.011%
5139021146	4	\$697.88	0.028%
5139021147	4	\$363.83	0.015%
5139021148	4	\$363.83	0.015%
5139021149	4	\$360.52	0.014%
5139021150	4	\$363.83	0.015%
5139021151	4	\$363.83	0.015%
5139021152	4	\$363.83	0.015%
5139021153	4	\$343.98	0.014%
5139021154	4	\$535.82	0.022%
5139021155	4	\$277.83	0.011%
5139021156	4	\$502.74	0.020%
5139021157	4	\$320.83	0.013%
5139021158	4	\$307.60	0.012%
5139021159	4	\$317.52	0.013%
5139021160	4	\$552.35	0.022%
5139021161	4	\$396.90	0.016%
5139021162	4	\$317.52	0.013%
5139021163	4	\$684.65	0.028%
5139021164	4	\$261.29	0.011%
5139021165	4	\$694.58	0.028%
5139021166	4	\$363.83	0.015%
5139021167	4	\$357.21	0.014%
5139021168	4	\$353.90	0.014%
5139021169	4	\$360.52	0.014%
5139021170	4	\$360.52	0.014%
5139021171	4	\$360.52	0.014%
5139021172	4	\$343.98	0.014%
5139021173	4	\$658.19	0.026%
5139021174	4	\$658.19	0.026%
5139021175	4	\$314.21	0.013%
5139021176	4	\$304.29	0.012%
5139021177	4	\$310.91	0.012%
5139021178	4	\$552.35	0.022%
5139021179	4	\$396.90	0.016%
5139021180	4	\$314.21	0.013%
5139021181	4	\$681.35	0.027%
5139021182	4	\$257.99	0.010%
5139021183	4	\$674.73	0.027%
5139021184	4	\$343.98	0.014%
5139021185	4	\$337.37	0.014%
5139021186	4	\$334.06	0.013%
5139021187	4	\$340.67	0.014%

5139021188	4	\$337.37	0.014%
5139021189	4	\$343.98	0.014%
5139021190	4	\$754.11	0.030%
5139021191	4	\$783.88	0.032%
5139021192	4	\$585.43	0.024%
5139021193	4	\$588.74	0.024%
5139021194	4	\$519.28	0.021%
5139021195	4	\$668.12	0.027%
5139021196	4	\$257.99	0.010%
5139021197	4	\$879.80	0.035%
5139021198	4	\$635.04	0.026%
5139021199	4	\$644.96	0.026%
5139021200	4	\$1,048.48	0.042%
5139021201	4	\$1,041.86	0.042%
5139021202	4	\$588.74	0.024%
5139021203	4	\$585.43	0.024%
5139021204	4	\$830.18	0.033%
5139021207	4	\$883.94	0.036%
5139022001	4	\$5,225.77	0.210%
5139022002	4	\$1,574.56	0.063%
5139022003	4	\$1,330.61	0.053%
5139022004	4	\$1,108.84	0.045%
5139022006	4	\$4,805.05	0.193%
5139022008	4	\$4,667.15	0.188%
5139022009	4	\$1,217.16	0.049%
5139022010	4	\$1,570.79	0.063%
5139022011	4	\$1,076.04	0.043%
5139022012	4	\$582.12	0.023%
5139022013	4	\$582.12	0.023%
5139022018	4	\$4,316.07	0.173%
5139022020	4	\$2,217.20	0.089%
5139022021	4	\$1,145.28	0.046%
5139023009	5	\$928.75	0.037%
5139023010	5	\$2,485.44	0.100%
5139023020	4	\$3,077.57	0.124%
5139023038	5	\$7,278.00	0.293%
5139023039	4	\$8,986.83	0.361%
5139024007	5	\$5,367.90	0.216%
5139024008	5	\$1,269.50	0.051%
5139024013	5	\$3,482.77	0.140%
5139024016	5	\$4,736.40	0.190%
5139024017	5	\$7,991.80	0.321%
5139025002	5	\$2,393.98	0.096%
5139025028	5	\$44,663.32	1.795%
5139026004	5	\$1,159.84	0.047%
5139026007	5	\$914.50	0.037%
5139026008	5	\$2,247.45	0.090%
5139026012	5	\$9,793.34	0.394%
5139028001	4	\$684.71	0.028%
5139028002	4	\$428.05	0.017%
5139028003	4	\$420.60	0.017%
5139028004	4	\$490.78	0.020%
5139028005	4	\$410.30	0.016%

5139028006	4	\$783.88	0.032%
5139028007	4	\$721.04	0.029%
5139028008	4	\$777.26	0.031%
5139028009	4	\$780.57	0.031%
5139028010	4	\$965.79	0.039%
5139028011	4	\$694.58	0.028%
5139028012	4	\$390.29	0.016%
5139028013	4	\$360.52	0.014%
5139028014	4	\$396.90	0.016%
5139028015	4	\$347.29	0.014%
5139028016	4	\$489.51	0.020%
5139028017	4	\$317.52	0.013%
5139028018	4	\$360.52	0.014%
5139028019	4	\$353.90	0.014%
5139028020	4	\$479.59	0.019%
5139028021	4	\$304.29	0.012%
5139028022	4	\$370.44	0.015%
5139028023	4	\$294.37	0.012%
5139028024	4	\$340.67	0.014%
5139028025	4	\$377.06	0.015%
5139028026	4	\$337.37	0.014%
5139028027	4	\$360.52	0.014%
5139028028	4	\$400.21	0.016%
5139028029	4	\$542.43	0.022%
5139028030	4	\$489.51	0.020%
5139028031	4	\$370.44	0.015%
5139028032	4	\$386.98	0.016%
5139028033	4	\$337.37	0.014%
5139028034	4	\$383.67	0.015%
5139028035	4	\$423.36	0.017%
5139028036	4	\$410.13	0.016%
5139028037	4	\$370.44	0.015%
5139028038	4	\$360.52	0.014%
5139028039	4	\$400.21	0.016%
5139028040	4	\$343.98	0.014%
5139028041	4	\$291.06	0.012%
5139028042	4	\$317.52	0.013%
5139028043	4	\$489.51	0.020%
5139028044	4	\$353.90	0.014%
5139028045	4	\$360.52	0.014%
5139028046	4	\$307.60	0.012%
5139028047	4	\$479.59	0.019%
5139028048	4	\$294.37	0.012%
5139028049	4	\$373.75	0.015%
5139028050	4	\$377.06	0.015%
5139028051	4	\$337.37	0.014%
5139028052	4	\$360.52	0.014%
5139028053	4	\$343.98	0.014%
5139028054	4	\$545.74	0.022%
5139028055	4	\$410.13	0.016%
5139028056	4	\$370.44	0.015%
5139028057	4	\$492.82	0.020%
5139028058	4	\$386.98	0.016%

5139028059	4	\$337.37	0.014%
5139028060	4	\$383.67	0.015%
5139028061	4	\$423.36	0.017%
5139028062	4	\$400.21	0.016%
5139028063	4	\$370.44	0.015%
5139028064	4	\$360.52	0.014%
5139028065	4	\$396.90	0.016%
5139028066	4	\$347.29	0.014%
5139028067	4	\$291.06	0.012%
5139028068	4	\$317.52	0.013%
5139028069	4	\$489.51	0.020%
5139028070	4	\$350.60	0.014%
5139028071	4	\$360.52	0.014%
5139028072	4	\$304.29	0.012%
5139028073	4	\$479.59	0.019%
5139028074	4	\$294.37	0.012%
5139028075	4	\$370.44	0.015%
5139028076	4	\$377.06	0.015%
5139028077	4	\$340.67	0.014%
5139028078	4	\$360.52	0.014%
5139028079	4	\$337.37	0.014%
5139028080	4	\$545.74	0.022%
5139028081	4	\$400.21	0.016%
5139028082	4	\$370.44	0.015%
5139028083	4	\$489.51	0.020%
5139028084	4	\$386.98	0.016%
5139028085	4	\$337.37	0.014%
5139028086	4	\$383.67	0.015%
5139028087	4	\$423.36	0.017%
5139028088	4	\$406.82	0.016%
5139028089	4	\$360.52	0.014%
5139028090	4	\$370.44	0.015%
5139028091	4	\$396.90	0.016%
5139028092	4	\$347.29	0.014%
5139028093	4	\$294.37	0.012%
5139028094	4	\$320.83	0.013%
5139028095	4	\$377.06	0.015%
5139028096	4	\$304.29	0.012%
5139028097	4	\$277.83	0.011%
5139028098	4	\$459.74	0.018%
5139028099	4	\$383.67	0.015%
5139028100	4	\$601.97	0.024%
5139028101	4	\$519.28	0.021%
5139028102	4	\$406.82	0.016%
5139028103	4	\$360.52	0.014%
5139028104	4	\$370.44	0.015%
5139028105	4	\$406.82	0.016%
5139028106	4	\$347.29	0.014%
5139028107	4	\$297.68	0.012%
5139028108	4	\$320.83	0.013%
5139028109	4	\$383.67	0.015%
5139028110	4	\$304.29	0.012%
5139028111	4	\$277.83	0.011%

5139028112	4	\$251.37	0.010%
5139028113	4	\$383.67	0.015%
5139028114	4	\$248.06	0.010%
5139028115	4	\$284.45	0.011%
5139028116	4	\$297.68	0.012%
5139028117	4	\$463.05	0.019%
5139028118	4	\$463.05	0.019%
5139028119	4	\$406.82	0.016%
5139028120	4	\$360.52	0.014%
5139028121	4	\$370.44	0.015%
5139028122	4	\$406.82	0.016%
5139028123	4	\$347.29	0.014%
5139028124	4	\$297.68	0.012%
5139028125	4	\$320.83	0.013%
5139028126	4	\$390.29	0.016%
5139028127	4	\$304.29	0.012%
5139028128	4	\$277.83	0.011%
5139028129	4	\$251.37	0.010%
5139028130	4	\$390.29	0.016%
5139028131	4	\$248.06	0.010%
5139028132	4	\$284.45	0.011%
5139028133	4	\$297.68	0.012%
5139028134	4	\$463.05	0.019%
5139028135	4	\$463.05	0.019%
5139028136	4	\$406.82	0.016%
5139028137	4	\$360.52	0.014%
5139028138	4	\$370.44	0.015%
5139028139	4	\$406.82	0.016%
5139028140	4	\$347.29	0.014%
5139028141	4	\$297.68	0.012%
5139028142	4	\$320.83	0.013%
5139028143	4	\$390.29	0.016%
5139028144	4	\$304.29	0.012%
5139028145	4	\$277.83	0.011%
5139028146	4	\$251.37	0.010%
5139028147	4	\$383.67	0.015%
5139028148	4	\$248.06	0.010%
5139028149	4	\$284.45	0.011%
5139028150	4	\$297.68	0.012%
5139028151	4	\$463.05	0.019%
5139028152	4	\$463.05	0.019%
5139028153	4	\$406.82	0.016%
5139028154	4	\$360.52	0.014%
5139028155	4	\$370.44	0.015%
5139028156	4	\$406.82	0.016%
5139028157	4	\$347.29	0.014%
5139028158	4	\$297.68	0.012%
5139028159	4	\$320.83	0.013%
5139028160	4	\$390.29	0.016%
5139028161	4	\$304.29	0.012%
5139028162	4	\$277.83	0.011%
5139028163	4	\$251.37	0.010%
5139028164	4	\$383.67	0.015%

5139028165	4	\$248.06	0.010%
5139028166	4	\$284.45	0.011%
5139028167	4	\$297.68	0.012%
5139028168	4	\$463.05	0.019%
5139028169	4	\$463.05	0.019%
5139028170	4	\$406.82	0.016%
5139028171	4	\$360.52	0.014%
5139028172	4	\$370.44	0.015%
5139028173	4	\$406.82	0.016%
5139028174	4	\$347.29	0.014%
5139028175	4	\$297.68	0.012%
5139028176	4	\$320.83	0.013%
5139028177	4	\$390.29	0.016%
5139028178	4	\$304.29	0.012%
5139028179	4	\$277.83	0.011%
5139028180	4	\$251.37	0.010%
5139028181	4	\$383.67	0.015%
5139028182	4	\$248.06	0.010%
5139028183	4	\$284.45	0.011%
5139028184	4	\$297.68	0.012%
5139028185	4	\$463.05	0.019%
5139028186	4	\$463.05	0.019%
5139028187	4	\$406.82	0.016%
5139028188	4	\$360.52	0.014%
5139028189	4	\$370.44	0.015%
5139028190	4	\$406.82	0.016%
5139028191	4	\$347.29	0.014%
5139028192	4	\$297.68	0.012%
5139028193	4	\$320.83	0.013%
5139028194	4	\$390.29	0.016%
5139028195	4	\$304.29	0.012%
5139028196	4	\$277.83	0.011%
5139028197	4	\$251.37	0.010%
5139028198	4	\$383.67	0.015%
5139028199	4	\$248.06	0.010%
5139028200	4	\$284.45	0.011%
5139028201	4	\$297.68	0.012%
5139028202	4	\$463.05	0.019%
5139028203	4	\$463.05	0.019%
5139029001	4	\$406.82	0.016%
5139029002	4	\$360.52	0.014%
5139029003	4	\$370.44	0.015%
5139029004	4	\$406.82	0.016%
5139029005	4	\$347.29	0.014%
5139029006	4	\$297.68	0.012%
5139029007	4	\$320.83	0.013%
5139029008	4	\$377.06	0.015%
5139029009	4	\$304.29	0.012%
5139029010	4	\$277.83	0.011%
5139029011	4	\$251.37	0.010%
5139029012	4	\$383.67	0.015%
5139029013	4	\$248.06	0.010%
5139029014	4	\$284.45	0.011%

5139029015	4	\$297.68	0.012%
5139029016	4	\$463.05	0.019%
5139029017	4	\$463.05	0.019%
5139029018	4	\$783.88	0.032%
5139029019	4	\$777.26	0.031%
5139029020	4	\$684.65	0.028%
5139029021	4	\$314.21	0.013%
5139029022	4	\$304.29	0.012%
5139029023	4	\$377.06	0.015%
5139029024	4	\$459.74	0.018%
5139029025	4	\$277.83	0.011%
5139029026	4	\$793.80	0.032%
5139029027	4	\$386.98	0.016%
5139029028	4	\$767.34	0.031%
5139029029	4	\$783.88	0.032%
5139029030	4	\$777.26	0.031%
5139029031	4	\$684.65	0.028%
5139029032	4	\$314.21	0.013%
5139029033	4	\$304.29	0.012%
5139029034	4	\$386.98	0.016%
5139029035	4	\$459.74	0.018%
5139029036	4	\$277.83	0.011%
5139029037	4	\$793.80	0.032%
5139029038	4	\$386.98	0.016%
5139029039	4	\$767.34	0.031%
5139029040	4	\$783.88	0.032%
5139029041	4	\$777.26	0.031%
5139029042	4	\$684.65	0.028%
5139029043	4	\$314.21	0.013%
5139029044	4	\$304.29	0.012%
5139029045	4	\$386.98	0.016%
5139029046	4	\$459.74	0.018%
5139029047	4	\$277.83	0.011%
5139029048	4	\$793.80	0.032%
5139029049	4	\$386.98	0.016%
5139029050	4	\$767.34	0.031%
5139029051	4	\$783.88	0.032%
5139029052	4	\$777.26	0.031%
5139029053	4	\$684.65	0.028%
5139029054	4	\$314.21	0.013%
5139029055	4	\$304.29	0.012%
5139029056	4	\$386.98	0.016%
5139029057	4	\$459.74	0.018%
5139029058	4	\$277.83	0.011%
5139029059	4	\$793.80	0.032%
5139029060	4	\$386.98	0.016%
5139029061	4	\$767.34	0.031%
5139029062	4	\$783.88	0.032%
5139029063	4	\$777.26	0.031%
5139029064	4	\$684.65	0.028%
5139029065	4	\$314.21	0.013%
5139029066	4	\$304.29	0.012%
5139029067	4	\$386.98	0.016%

5139029068	4	\$459.74	0.018%
5139029069	4	\$277.83	0.011%
5139029070	4	\$793.80	0.032%
5139029071	4	\$386.98	0.016%
5139029072	4	\$767.34	0.031%
5139029073	4	\$783.88	0.032%
5139029074	4	\$777.26	0.031%
5139029075	4	\$684.65	0.028%
5139029076	4	\$314.21	0.013%
5139029077	4	\$304.29	0.012%
5139029078	4	\$386.98	0.016%
5139029079	4	\$459.74	0.018%
5139029080	4	\$277.83	0.011%
5139029081	4	\$793.80	0.032%
5139029082	4	\$386.98	0.016%
5139029083	4	\$767.34	0.031%
5139029084	4	\$783.88	0.032%
5139029085	4	\$777.26	0.031%
5139029086	4	\$684.65	0.028%
5139029087	4	\$314.21	0.013%
5139029088	4	\$304.29	0.012%
5139029089	4	\$386.98	0.016%
5139029090	4	\$459.74	0.018%
5139029091	4	\$277.83	0.011%

5139029092	4	\$793.80	0.032%
5139029093	4	\$386.98	0.016%
5139029094	4	\$767.34	0.031%
5139029095	4	\$783.88	0.032%
5139029096	4	\$777.26	0.031%
5139029097	4	\$684.65	0.028%
5139029098	4	\$314.21	0.013%
5139029099	4	\$304.29	0.012%
5139029100	4	\$386.98	0.016%
5139029101	4	\$459.74	0.018%
5139029102	4	\$277.83	0.011%
5139029103	4	\$793.80	0.032%
5139029104	4	\$386.98	0.016%
5139029105	4	\$767.34	0.031%
5139029106	4	\$787.19	0.032%
5139029107	4	\$780.57	0.031%
5139029108	4	\$1,309.77	0.053%
5139029109	4	\$1,213.85	0.049%
5139029110	4	\$737.57	0.030%
5139029111	4	\$737.57	0.030%
5139029112	4	\$1,309.77	0.053%
5139029113	4	\$1,213.85	0.049%
8940356003	1	\$74,766.04	3.005%
		\$2,487,766.44	100.000%

Subject: SPBID & SPII Budgets
Date: Thursday, May 26, 2016 at 10:53:47 AM Pacific Daylight Time
From: Katie Kiefer
To: Tara Devine
Attachments: South Park Property BID 2016 Operating Budget.pdf, South Park II Property BID 2016 Operating Budget.pdf, image001.png

Both operating budgets attached for your files.

Katie Kiefer
South Park BID
Please note change of address:
1100 S. Flower St., Suite #3400, Los Angeles, CA 90015
o. 213 663 1120

24/7: 866 560 9346

From: Jessica Lall <jessica@southpark.la>
Date: Wednesday, May 25, 2016 at 6:49 PM
To: SPBID <katie@southpark.la>
Subject: FW: Can you send final SPBID & SPII Budget one pagers?

Here are both

Jessica Lall
South Park BID

Please note change of address:
1100 S. Flower St., Suite #3400, Los Angeles, CA 90015
o. 213 663 1112
c. 213 820 0837

24/7: 866 560 9346

From: Marcus Lieber <Marcus.Lieber@armanin LLP.com>
Date: Monday, January 11, 2016 at 6:57 PM
To: Jessica Lall <jessica@southpark.la>
Cc: Bob Buente <bbuente@1010dev.org>, Priscilla Hsu <priscilla@southpark.la>
Subject: RE: Can you send final SPBID & SPII Budget one pages?

Hi Jess,

Attached are the 2016 Operating Budgets for both SP & SPII.
Let me know if you have any questions.

Thank you,

Marcus Lieber
Supervisor
Business Management

Armanino LLP
11766 Wilshire Blvd., Ninth Floor | Los Angeles, CA 90025
(310) 478-4148 x5794 main | (310) 703-1227 fax

From: Jessica Lall [<mailto:jessica@southpark.la>]
Sent: Monday, January 04, 2016 12:36 PM
To: Marcus Lieber
Cc: Bob Buente; Priscilla Hsu
Subject: Can you send final SPBID & SPII Budget one pagers?

I would like to include them in our Board orientation packets for next week – and want to make sure we have the most up to date.

Thanks!

Jessica Lall
Executive Director



South Park Business Improvement District
Please note change of address:
1100 S. Flower St., Suite #3400, Los Angeles, CA 90015
jessica@southpark.la | o. 213 663 1112 | c. 213 820 0837
southpark.la | @southparklala | 24/7 DISPATCH: 866-560-9346

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**Entitlement Applications Received by Department of City Planning
By Business Improvement District
02/19/2017 to 03/04/2017**

Business Improvement District -- ARTS DISTRICT						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type
Total cases: 0						

Business Improvement District -- BRENTWOOD VILLAGE						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type
Total cases: 0						

Business Improvement District -- BYZANTINE LATINO QUARTER - PICO BOULEVARD						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type
Total cases: 0						

Business Improvement District -- CENTRAL AVENUE						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type
Total cases: 0						

Business Improvement District -- CENTURY CITY						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type

Total cases: 0

Business Improvement District -- CHATSWORTH							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- CHINATOWN							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- DOWNTOWN CENTER							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
02/22/2017	DIR-2017-721-CDO	436 S HILL ST 90013	14	Central City	CHANGE OF USE FROM RETAIL TO OFFICE	CDO-COMMUNITY DESIGN OVERLAY DISTRICT	RAMIN SAGHIAN (310)926-5050
02/22/2017	ENV-2017-722-CE	436 S HILL ST 90013	14	Central City	CHANGE OF USE FROM RETAIL TO OFFICE	CE-CATEGORICAL EXEMPTION	RAMIN SAGHIAN (310)926-5050
03/02/2017	ENV-2017-856-CE	710 W WILSHIRE BLVD 90017	9	Central City	CONDITIONAL USE PERMIT FOR ON-SITE CONSUMPTION OF A FULL LINE OF ALCOHOL IN CONJUNCTION WITH A 1,825 SQUARE FOOT RESTAURANT	CE-CATEGORICAL EXEMPTION	NATHAN FREEMAN (213)220-0170
03/02/2017	ZA-2017-855-CUB	710 W WILSHIRE BLVD 90017	9	Central City	CONDITIONAL USE PERMIT FOR ON-SITE CONSUMPTION OF A FULL LINE OF ALCOHOL IN CONJUNCTION WITH A 1,825 SQUARE FOOT RESTAURANT	CUB-Conditional Use Beverage-Alcohol	NATHAN FREEMAN (213)220-0170
Total cases: 4							

Business Improvement District -- EAST HOLLYWOOD							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact

02/28/2017	DIR-2017-807-SPP	858 N VERNONT AVE 90029	13	Hollywood	CHANGE OF USE FROM RETAIL TO RESTAURANT AND TENANT IMPROVEMENT WORK.	SPP-SPECIFIC PLAN PROJECT PERMIT COMPLIANCE	SEAN CHUN (310)429-0047
02/28/2017	ENV-2017-806-CE	858 N VERNONT AVE 90029	13	Hollywood	CHANGE OF USE FROM RETAIL TO RESTAURANT AND TENANT IMPROVEMENT WORK.	CE-CATEGORICAL EXEMPTION	SEAN CHUN (310)429-0047
03/02/2017	CPC-2017-846-SP	4760 W SUNSET BLVD 90027	13	Hollywood	THE APPLICANT IS REQUESTING THE FOLLOWING SPECIFIC PLAN AMENDMENTS; PURSUANT TO LAMC SECTION 11.5.7.G; FOR THEIR PROJECT; WHICH IS LOCATED WITHIN THE VERNONT/WESTERN TRANSIT ORIENTED DISTRICT SPECIFIC	SP-SPECIFIC PLAN (INCLUDING AMENDMENTS)	CHRIS MURRAY (818)716-2689
Total cases: 3							

Business Improvement District -- ENCINO COMMONS							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- FASHION DISTRICT							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- FIGUEROA CORRIDOR							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- GATEWAY TO LOS ANGELES							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact

Total cases: 0

Business Improvement District -- GREATER LEIMERT PARK / CRENSHAW CORRIDOR

Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
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Business Improvement District -- HIGHLAND PARK							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
03/02/2017	DIR-2017-847-SPP-CCMP	112 N AVENUE 52 90042	1	Northeast Los Angeles	PROPOSED DETACHED CAR WASH OF 496SF AT THE EXISTING SHELL GAS STATION WITH AN EXISTING MARKET OF 816SF AND EXISTING STORAGE AND RESTROOM	SPP-SPECIFIC PLAN PROJECT PERMIT COMPLIANCE	SEAN NOURINI (424)365-2070
03/02/2017	ENV-2017-848-EAF	112 N AVENUE 52 90042	1	Northeast Los Angeles	PROPOSED DETACHED CAR WASH OF 496SF AT THE EXISTING SHELL GAS STATION WITH AN EXISTING MARKET OF 816SF AND EXISTING STORAGE AND RESTROOM	EAF-ENVIRONMENTAL ASSESSMENT	SEAN NOURINI (424)365-2070
03/03/2017	DIR-2017-868-CWNC	5809 N FIGUEROA ST 90042	1	Northeast Los Angeles	PURSUANT TO LAMC 12.20.3 J; CONFORMING WORK TO A NON-CONTRIBUTING FEATURE IN THE HIGHLAND PARK-GARVANZA HPOZ FOR THE INSTALLATION OF A NEW INTERNALLY ILLUMINATED WALL SIGN ABOVE A STOREFRONT.	CWNC-CONFORMING WORK NON-CONTRIBUTING ELEMENTS	OSCAR SANCHEZ (323)252-1252

Business Improvement District -- HISTORIC OLD TOWN CANOGA PARK							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact

02/27/2017	ENV-2017-784-CE	21821 W SHERMAN WAY 91303	3	Canoga Park - Winnetka - Woodland Hills - West Hills	THE ADDITION OF ON-SITE SALE OF BEER AND WINE TO AN EXISTING 7,584 SF. MARKET/RESTAURANT; LOCATED IN THE [QC]C2-1VL-CDO ZONE.	CE-CATEGORICAL EXEMPTION	LANNY KUSAKA/ TMG SOLUTIONS, INC. (310)337-7290
02/27/2017	ZA-2017-783-CUB	21821 W SHERMAN WAY 91303	3	Canoga Park - Winnetka - Woodland Hills - West Hills	THE ADDITION OF ON-SITE SALE OF BEER AND WINE TO AN EXISTING 7,584 SF. MARKET/RESTAURANT; LOCATED IN THE [QC]C2-1VL-CDO ZONE.	CUB-Conditional Use Beverage-Alcohol	LANNY KUSAKA/ TMG SOLUTIONS, INC. (310)337-7290

Total cases: 2

Business Improvement District -- HOLLYWOOD ENTERTAINMENT DISTRICT							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
02/22/2017	ENV-2017-716-CE	6280 W HOLLYWOOD BLVD 90028	13	Hollywood	MASTER CUB TO ALLOW ON-SITE SALE AND CONSUMPTION OF ALCOHOLIC BEVERAGES W/UP TO 7 VENUES W/IN EXISTING BUILDING.	CE-CATEGORICAL EXEMPTION	PHILLIP TATE (213)617-5575
03/03/2017	VTT-74905	1721 N WILCOX AVE 90028	13	Hollywood	VESTING ZONE CHANGE; HEIGHT DISTRICT CHANGE; ZONING ADMINISTRATOR ADJUSTMENT; CONDITIONAL USE; AND SITE PLAN REVIEW FOR A HOTEL WITH GROUND FLOOR RESTAURANT AND PARKING		MICHAEL GONZALES (213)481-6569

Total cases: 2

Total cases: 0

Business Improvement District -- LARCHMONT VILLAGE

Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
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Total cases: 0

Business Improvement District -- LINCOLN HEIGHTS

Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
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Total cases: 0

Business Improvement District -- LINCOLN HEIGHTS INDUSTRIAL ZONE

Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
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Total cases: 0

Business Improvement District -- LITTLE TOKYO

Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
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Total cases: 0

Business Improvement District -- LOS ANGELES DOWNTOWN INDUSTRIAL DISTRICT

Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
03/02/2017	CPC-2017-849-GPA-VZC-ZV-SPR	656 S STANFORD AVE 90021	14	Central City	DEMOLITION OF EXISTING SRO BUILDING (50 UNITS); RELOCATION OF TENANTS (42 CURRENTLY); CONSTRUCTION OF A NEW 6-STORY RESIDENTIAL UNITS (TOTAL OF 82) OVER ONE STORY OF PARKING	GPA-GENERAL PLAN AMENDMENT	MEE SEMCKEN/ LEE CONSULTING GROUP, LLC (213)706-7475
03/02/2017	ENV-2017-850-EAF	656 S STANFORD AVE 90021	14	Central City	DEMOLITION OF EXISTING SRO BUILDING (50 UNITS); RELOCATION OF TENANTS (42 CURRENTLY); CONSTRUCTION OF A NEW 6-STORY RESIDENTIAL UNITS (TOTAL OF 82) OVER ONE STORY OF PARKING	EAF-ENVIRONMENTAL ASSESSMENT	MEE SEMCKEN/ LEE CONSULTING GROUP, LLC (213)706-7475

Total cases: 2

Business Improvement District -- LOS ANGELES TOURISM MARKETING						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type
Total cases: 0						

Business Improvement District -- LOS FELIZ VILLAGE						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type
Total cases: 0						

Business Improvement District -- MELROSE						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type
Total cases: 0						

Business Improvement District -- NORTH HOLLYWOOD TRANSIT						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type
Total cases: 0						

Business Improvement District -- OLD GRANADA VILLAGE						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type

Total cases: 0

Business Improvement District -- PACIFIC PALISADES							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- SOUTH LOS ANGELES INDUSTRIAL TRACT (GOODYEAR)							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- SOUTH PARK							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
02/23/2017	CPC-2017-746-GPA-VZC-HD-TDR-MCUP-ZAD-SPR	638 W PICO BLVD 90015	9	Central City	DEMOLISH AN EXISTING APT. BUILDING AND CONSTRUCT A NEW HIGH-RISE HOTEL WITH APPROX. 1,024 GUEST ROOMS; RESTAURANT USES; MEETING FACILITIES; AND PARKING; IN APPROX. 53-STORY 785,525 SF. BUILDING.	GPA-GENERAL PLAN AMENDMENT	DAVE RAND/ ARMBRUSTER GOLDSMITH & DELVAC LLP (310)209-8800
02/23/2017	CPC-2017-747-DA	638 W PICO BLVD 90015	9	Central City	DEMOLISH AN EXISTING APT. BUILDING AND CONSTRUCT A NEW HIGH-RISE HOTEL WITH APPROX. 1,024 GUEST ROOMS; RESTAURANT USES; MEETING FACILITIES; AND PARKING; IN APPROX. 53-STORY 785,525 SF. BUILDING.	DA-DEVELOPMENT AGREEMENT	DAVE RAND/ ARMBRUSTER GOLDSMITH & DELVAC LLP (310)209-8800
02/23/2017	ENV-2017-748-EIR	638 W PICO BLVD 90015	9	Central City	DEMOLISH AN EXISTING APT. BUILDING AND CONSTRUCT A NEW HIGH-RISE HOTEL WITH APPROX. 1,024 GUEST ROOMS; RESTAURANT USES; MEETING FACILITIES; AND PARKING; IN APPROX. 53-STORY 785,525 SF. BUILDING.	EIR-ENVIRONMENTAL IMPACT REPORT	DAVE RAND/ ARMBRUSTER GOLDSMITH & DELVAC LLP (310)209-8800
02/23/2017	VTT-74929	638 W PICO BLVD 90015	9	Central City	DEMOLISH AN EXISTING APT. BUILDING AND CONSTRUCT A NEW HIGH-RISE HOTEL WITH APPROX. 1,024 GUEST ROOMS; RESTAURANT USES; MEETING FACILITIES; AND PARKING; IN APPROX. 53-STORY 785,525 SF. BUILDING.		DAVE RAND/ ARMBRUSTER GOLDSMITH & DELVAC LLP (310)209-8800

Total cases: 4

Business Improvement District -- SOUTH PARK II							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- STUDIO CITY							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
02/28/2017	DIR-2017-798-SPP	12103 W VENTURA PL 91604	2	Sherman Oaks - Studio City - Toluca Lake - Cahuenga Pass	PROPOSED CHANGE OF USE TO AN EXISTING SINGLE STORY BUILDING FROM MEDICAL OFFICE TO HEALTH CLUB AND 103 SF ADDITION AT REAR OF THE BUILDING. REPLACE SIGN FACE.	SPP-SPECIFIC PLAN PROJECT PERMIT COMPLIANCE	JAIME MASSEY (818)999-6011
02/28/2017	ENV-2017-799-CE	12103 W VENTURA PL 91604	2	Sherman Oaks - Studio City - Toluca Lake - Cahuenga Pass	PROPOSED CHANGE OF USE TO AN EXISTING SINGLE STORY BUILDING FROM MEDICAL OFFICE TO HEALTH CLUB AND 103 SF ADDITION AT REAR OF THE BUILDING. REPLACE SIGN FACE.	CE-CATEGORICAL EXEMPTION	JAIME MASSEY (818)999-6011
Total cases: 2							

Business Improvement District -- SUNSET AND VINE							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
02/21/2017	VTT-74810	5925 W SUNSET BLVD 90028	13	Hollywood	15-STORY; 300,000 SF MIXED USE OFFICE BUILDING WITH GROUND FLOOR RETAIL AND BELOW AND ABOVE GRADE PARKING.		CINDY STARRETT, ESQ. (213)485-1234
02/23/2017	ENV-2017-756-EAF	1551 N WILCOX AVE 90028	13	Hollywood	TIS AND CHANGE FROM AN (E) 2-STORY OFFICE BLDG TO 3 G.F. RETAIL SPACES; 2 G.F. RESTAURANTS AND 1 BASEMENT BAR/LOUNGE. HOURS FROM 7AM-2AM DAILY ON A 20591 S.F. SITE IN THE C4-2D ZONE.	EAF-ENVIRONMENTAL ASSESSMENT	DANA SAYLES (310)204-3500
02/23/2017	ZA-2017-755-MCUP	1551 N WILCOX AVE 90028	13	Hollywood	TIS AND CHANGE FROM AN (E) 2-STORY OFFICE BLDG TO 3 G.F. RETAIL SPACES; 2 G.F. RESTAURANTS AND 1 BASEMENT BAR/LOUNGE. HOURS FROM 7AM-2AM DAILY ON A 20591 S.F. SITE IN THE C4-2D ZONE.	MCUP-MASTER CONDITIONAL USE PERMIT	DANA SAYLES (310)204-3500

Total cases: 3

Business Improvement District -- TARZANA SAFARI WALK

Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
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Total cases: 0

Business Improvement District -- VILLAGE AT SHERMAN OAKS DISTRICT

Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
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Total cases: 0

Business Improvement District -- WESTCHESTER

Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
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Total cases: 0

Business Improvement District -- WESTWOOD

Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
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Total cases: 0

Business Improvement District -- WILMINGTON COMMERCIAL

Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
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Total cases: 0

Business Improvement District -- WILSHIRE CENTER							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
02/28/2017	ENV-2017-801-EAF	616 S WESTMORELAND AVE 90005	10	Wilshire	SEVEN-STORY MIXED USE DEVELOPMENT WITH 3;105SF RETAIL AND 77 JOIN LIVE/WORK UNITS	EAF-ENVIRONMENTAL ASSESSMENT	KATE BARTOLO (213)402-3735
02/28/2017	ZA-2017-800-ZV-ZAA-SPR	616 S WESTMORELAND AVE 90005	10	Wilshire	SEVEN-STORY MIXED USE DEVELOPMENT WITH 3;105SF RETAIL AND 77 JOIN LIVE/WORK UNITS	ZV-ZONE VARIANCE	KATE BARTOLO (213)402-3735

Subject: Re: SPII BID: 4x APNs double billed on assessment billings & property tax bills
Date: Thursday, November 3, 2016 at 3:55:23 PM Pacific Daylight Time
From: Katie Kiefer
To: Tara Devine

As always, appreciate the insight. Will look into it further with the County.

Katie Kiefer
South Park BID
1100 S. Flower St., Suite #3400, Los Angeles, CA 90015
o. 213 663 1120

[24/7: 866 560 9346](#)

From: Tara Devine <tara@devine-strategies.com>
Date: Thursday, November 3, 2016 at 3:53 PM
To: Katie Kiefer <katie@southpark.la>
Subject: Re: SPII BID: 4x APNs double billed on assessment billings & property tax bills

Honestly, I am not sure. My understanding is that the County usually splits property taxes (and the BID assessment) into two payments...fall and spring. There may be other reasons for other scenarios....Assessor question.

If 100% of Sunil's BID assessment is appearing on his tax bill, then you will have to check with the Assessor to discuss that - perhaps he is not paying biannually? I recommend that you look at the tax roll you submitted to the Assessor for that year, to ensure that there was no error in his (total annual) assessment.

On Nov 3, 2016 1:02 PM, "Katie Kiefer" <katie@southpark.la> wrote:

Tara – checking in on my logic below based on what the County's FY 2017 totals show on the bills. Wanted to get your input first before consulting the County.

Katie Kiefer
South Park BID
1100 S. Flower St., Suite #3400, Los Angeles, CA 90015
o. [213 663 1120](#)

[24/7: 866 560 9346](#)

From: Katie Kiefer <katie@southpark.la>
Date: Thursday, October 27, 2016 at 12:04 PM
To: Tara Devine <tara@devine-strategies.com>
Cc: Jessica Lall <jessica@southpark.la>
Subject: Re: SPII BID: 4x APNs double billed on assessment billings & property tax bills

Tara – thanks for explanation, very helpful. What I'm finding on the County bills Sunil gave me is that they billed 100% on the FY 2017 billing; they didn't break up the payment into 50/50 installments. Checked his totals against the 2017 submitted databases, are the charges are for 100%.

Am I correct in that logic?

Katie Kiefer
South Park BID
1100 S. Flower St., Suite #3400, Los Angeles, CA 90015
o. [213 663 1120](tel:2136631120)

24/7: [866 560 9346](tel:8665609346)

From: Tara Devine <tara@devine-strategies.com>
Date: Friday, October 21, 2016 at 2:00 PM
To: Katie Kiefer <katie@southpark.la>
Cc: Jessica Lall <jessica@southpark.la>
Subject: Re: FW: SPII BID: 4x APNs double billed on assessment billings & property tax bills

There is no double-billing or "overlapping" billing occurring.

The explanation that the City gave is 100% correct:

"BID services are provided based on a calendar year. The direct bills that were sent out from our office in December 2015 were for the calendar year 2016.

The BID assessment that the stakeholder is receiving on the property tax bills at this time is for the calendar year 2017. Since we are billing through the County for the last year of the South Park II BID, the assessments are billed according to when the County sends out the property tax bills. But regardless of when and how the payments are due, the payments received from the stakeholder at this time are for the BID 2017 calendar year."

PUT MORE SUCCINCTLY:

The City hand-billed in December 2015 for the entire 2016 assessment (although I believe some owners who plead hardship were given permission to pay this in two installments.)

This fall, the County is billing for 50% of the 2017 assessment. In the spring, they will bill for the other 50% of the 2017 assessment.

When the City bills, they bill for the full year.

When the County bills it, they split the BID assessment into two payments (because property taxes are billed in two installments.)

On Oct 20, 2016 5:40 PM, "Katie Kiefer" <katie@southpark.la> wrote:

Tara – see attached. Can we chat on the difference between City calendar year and County fiscal year billing of assessments?

THX.

Katie Kiefer
South Park BID
1100 S. Flower St., Suite #3400, Los Angeles, CA 90015
o. [213 663 1120](tel:2136631120)

24/7: [866 560 9346](tel:8665609346)

From: Rick Scott <rick.scott@lacity.org>

Date: Monday, October 17, 2016 at 3:18 PM

To: Katie Kiefer <katie@southpark.la>

Cc: "Hinkson, Rosemary" <rosemary.hinkson@lacity.org>, Miranda Paster <miranda.paster@lacity.org>, Jessica Lall <jessica@southpark.la>, Dennis Rader <dennis.rader@lacity.org>, Jose Flores <jose.flores@lacity.org>

Subject: Re: SPII BID: 4x APNs double billed on assessment billings & property tax bills

Katie,

The South Park II BID assessments are being collected in accordance with the South Park II Management District Plan that was approved by the BID's stakeholders, page 19,

"Time and manner of collecting assessments: The District assessments shall appear as a separate line item on the property tax bills issued by the Los Angeles County Assessor. If necessary, a manual billing may be prepared by the City of Los Angeles in lieu of the assessment's inclusion on the Assessor's property tax bills."

and in accordance with California Streets and Highways Code Section 36600 et seq under which the South Park II BID was established:

"36631.

The collection of the assessments levied pursuant to this part shall be made at the time and in the manner set forth by the city council in the resolution levying the assessment. Assessments levied on real property may be collected at the same time and in the same manner as for the ad valorem property tax, and may provide for the same lien priority and penalties for delinquent payment. All delinquent payments for assessments levied pursuant to this part may be charged interest and penalties."

This is the same for all the property-based BIDs in the City.

On Mon, Oct 17, 2016 at 2:59 PM, Dennis Rader <dennis.rader@lacity.org> wrote:

Katie, the stakeholder is getting beyond what I can answer if he is disputing the County billing process in relation to a hypothetical situation about a stakeholder selling his property in 2017. I believe I stated clearly and concisely how the billing is handled through the County, in advance of the BID calendar year.

Rick, I need you to go forward from this point regarding BID law and the Management District Plan and how it pertains to the billing of his assessments.

On Mon, Oct 17, 2016 at 1:12 PM, Katie Kiefer <katie@southpark.la> wrote:

Dennis – please see the below email from the stakeholder after giving them the details you provided. I have requested this owner to send me their bills so I can get a better understanding of the issue with the physical document details in-hand; I have not received as of yet. Much of the email doesn't pertain directly to your office but wanted to forward to you if there is any insight you can shed on this.

If anything, would there be an opportunity to connect you directly with this stakeholder if the issues persists?

Let me know, THX.

Katie Kiefer
South Park BID
1100 S. Flower St., Suite #3400, Los Angeles, CA 90015
o. [213 663 1120](tel:2136631120)

[24/7: 866 560 9346](tel:8665609346)

From: "mirala@aol.com" <mirala@aol.com>
Date: Monday, October 17, 2016 at 11:21 AM
To: Katie Kiefer <katie@southpark.la>
Cc: Jessica Lall <jessica@southpark.la>
Subject: Re: Assessment billings v/s property tax bills

Hi Jessica, Katie

Thank you for your email.

This explanation completely contradicts both bills.. the first bill that was paid for calendar year 2016 (12 months) , and the second property tax bill (another 12 months) , both, distinctly state the periods covered by the billings.

Maybe I am not understanding this explanation ? I am to agree that based on this simplistic explanation, that I am to think that I am paying for upto December 31st 2017, when clearly, according to the written bills, I am paying only upto June 30th 2017 ?

It is as clear as daylight that not only me, but all the property owners in SPII are being double billed for the 6 month period which I indicated previously.

Surely, if SPII BID services are provided on a calendar year basis, there may be other BIDs in a similar position where the property tax bill periods don't synchronize with BID fiscal year ... can you reach out to the managers of those other BIDs and query them as to how this matter was addressed ?

What about SP one ? Did you not have a similar situation with Sp one several years ago when it started ?

Imagine that anybody in SPII is selling their property, and the property tax bill is being pro-rated at close of escrow.. and the seller instructs escrow that 6 months "future" additional BID assessments must be added onto the pro-rated amount charged to the buyer ? How would this simplistic explanation by the city fly by the purchaser ? The purchaser would clearly object, wont he ?

This explanation wont do, and Im sure you agree. The city replied you thinking that SPII will only last until December 31st 2017. But of course, it wont , everybody knows that.

What would happen when the next time the property tax bills are generated ? (for the period July 1st 2017 to June 30th 2018) The same thing would happen .. 12 months worth of BID assessments will be added on, and the explanation would be the same !! In other words, all property owners have to pre-pay the BID assessments for an additional 6 months at all times. That's not realistic, is it ? I am being made to pay for BID assessments for the future 6 months, when, in writing, the bills that I pay don't say that !

I hope I'm making sense !

You need to have the city not only lower my property tax bills (4 APNs), but all other property owners' in SPII property tax bills as well, failing which, I will request you (the BID) to refund 50% of the 2016 assessments already paid in.

It is the BID that sends in the amounts for each APN to the county, is it not ? The county simply puts on those amounts to the property tax bills and mails them out.

The BID made an error .. please correct the error.

Sincerely,

Sunil Lalwani
Tel [213 746 4853](tel:2137464853)

-----Original Message-----

From: Katie Kiefer <katie@southpark.la>
To: mirala <mirala@aol.com>
Cc: Jessica Lall <jessica@southpark.la>
Sent: Mon, Oct 17, 2016 9:49 am
Subject: Re: Assessment billings v/s property tax bills

Sunil – connected with the City this morning. They have checked the details on their end and you have **not** been double-billed for the time period initially mentioned in the below email. The explanation is as follows:

"BID services are provided based on a calendar year. The direct bills that were sent out from our office in December 2015 were for the calendar year 2016.

The BID assessment that the stakeholder is receiving on the property tax bills at this time is for the calendar year 2017. Since we are billing through the County for the last year of the South Park II BID, the assessments are billed according to when the County sends out the property tax bills. But regardless of when and how the payments are due, the payments received from the stakeholder at this time are for the BID 2017 calendar year."

Let me know if you have any other questions and thank you for reaching out regarding this.

Katie Kiefer
South Park BID
1100 S. Flower St., Suite #3400, Los Angeles, CA 90015
o. [213 663 1120](#)

24/7: [866 560 9346](#)

From: "mirala@aol.com" <mirala@aol.com>
Date: Thursday, October 13, 2016 at 11:46 AM
To: Katie Kiefer <katie@southpark.la>, Jessica Lall <jessica@southpark.la>
Subject: Re: Assessment billings v/s property tax bills

Katie, Jessica,
Ok, great !, thanks for taking it up with the city.
Sunil

-----Original Message-----

From: Katie Kiefer <katie@southpark.la>
To: Jessica Lall <jessica@southpark.la>; mirala <mirala@aol.com>
Sent: Thu, Oct 13, 2016 9:20 am
Subject: Re: Assessment billings v/s property tax bills

Sunil – thank you for the details. This will be very helpful when I connect with the City. Will be in

touch once I've been able to connect with them.

Thanks.

Katie Kiefer
South Park BID
1100 S. Flower St., Suite #3400, Los Angeles, CA 90015
o. [213 663 1120](#)

24/7: [866 560 9346](#)

From: Jessica Lall <jessica@southpark.la>
Date: Wednesday, October 12, 2016 at 8:06 PM
To: "mirala@aol.com" <mirala@aol.com>
Cc: Katie Kiefer <katie@southpark.la>
Subject: Re: Assessment billings v/s property tax bills

Hi Sunil –

Thanks for the note. Our Operations Manager, Katie Kiefer, will look in to this and get back to you!

Thanks – I hope all is well.

Jessica Lall
South Park BID

1100 S. Flower St., Suite #3400, Los Angeles, CA 90015

o. [213 663 1112](#)
c. [213 820 0837](#)

24/7: [866 560 9346](#)

From: "mirala@aol.com" <mirala@aol.com>
Date: Wednesday, October 12, 2016 at 7:47 PM
To: Jessica Lall <jessica@southpark.la>
Subject: Assessment billings v/s property tax bills

Hello Jessica,

Hope you are well.

Re: BID assessments... I have 4 APNs (parcel numbers)

The bill that I had received in December 2015 from the City of LA was for the calendar year 2016 (Jan 1st to Dec 31st 2016).

In the snail mail, I have recently received my property tax bills, which covers a period of July 1st 2016 to June 30th 2017, and included in the line items, there are SP2 BID amounts identical to the ones I already paid, for each of the 4 parcels.

This means that the period July 1st 2016 to December 31st 2016 is being double-billed.

I had warned someone in your office (or was it you ?) (or was it someone at the City offices, I dont remember) by email or by telephone way way back in December or January, against this possible double billing because I knew that the property tax bills are July to June, and I was paying, at that time, for calendar year 2016. I remember being assured by that person that the possible error would be avoided.... but sadly, it has happened.

Please follow up with the City Of L.A. to send me revised property bills.

My APN numbers are :

5133-008-005 (assessment \$ 754.80)
5133-008-006 (assessment \$ 754.80)
5133-009-008 (assessment \$ 3,492.07)
5133-002-010 (assessment \$ 3,049.90)

Each of my 4 property tax bills should be reduced by half of the above amounts.

Sincerely,
Sunil Lalwani
Maa's Holdings Inc
and
Ram Rasa Inc
1349 South Broadway
Los Angeles CA 90015
Tel [213 746 4853](tel:2137464853)

--

Dennis Rader
Technical Research Supervisor
Los Angeles City Clerk, NBID Division
[213-978-1120](tel:2139781120)

--

Rick Scott
Neighborhood and Business Improvement District Division
Office of the City Clerk

213.978.1121 direct

213.978.1099 main

Fax 213.978.1130

Rick.Scott@lacity.org

Subject: Re: FW: SP / SPII Combined Renewal - Documentation
Date: Tuesday, November 8, 2016 at 5:33:59 PM Pacific Standard Time
From: Tara Devine
To: Marcus Lieber
CC: Katie Kiefer

NTE \$82,500 for entire scope (mine and engineer's)

Two invoices billed to date:
SPSG29 \$8,750 (\$6,250 Devine Strategies; \$2,500 Ed Henning)
SPSG30 \$6,250 Devine Strategies

I expect to submit one invoice for \$6,250 before year end. Balance will be in 2017.

Warmest regards,

TARA DEVINE
DEVINE STRATEGIES
645 West Ninth St., #110-293
Los Angeles, CA 90015
310.430.5121
tara@devine-strategies.com

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On Tue, Nov 8, 2016 at 2:38 PM, Tara Devine <tara@devine-strategies.com> wrote:

Yes. If that matches your invoices, I feel pretty confident about it. I will do my best to double-check before Thursday.

I expect we will bill one additional installment on my contract before year-end. I think it is \$6000 and some change?

Ed's retainer is a large % of his overall contract and will cover his work through the end of the year.

On Nov 8, 2016 11:19 AM, "Marcus Lieber" <Marcus.Lieber@armaninollp.com> wrote:

Hi Tara,

Thanks for responding. We need to furnish 2017 budgets to Katie by the end of the day tomorrow.

Your memory serves you well. That's what has been paid thus far so I'm going to budget \$67,500 to be paid during the calendar year 2017. Does that make sense? Unless of course you bill SP between now and the end of the year.

Thank you,

Marcus Lieber

Supervising Senior
Business Management

Armanino LLP

11766 Wilshire Blvd., Ninth Floor | Los Angeles, CA 90025
[x5794](tel:(310)478-4148) main | [x5794](tel:(310)703-1227) fax

From: Tara Devine [mailto:tara@devine-strategies.com]
Sent: Tuesday, November 8, 2016 11:13 AM
To: Marcus Lieber
Cc: Katie Kiefer
Subject: Re: FW: SP / SPII Combined Renewal - Documentation

Marcus:

I am out of the office all day today and most of tomorrow for the Venice Beach BID which is before City Council today and tomorrow.

Please advise if you need this info sooner than Thursday. I do not have administrative assistance this week, so I would have to go into our system myself to confirm all invoices paid to date.

Going from memory, if you have a copy of the agreement handy, I believe the following has been paid:

- Ed's retainer
- Two of the equal payments on my contract (the first of which served as a retainer)

Caveat: My memory may be flawed :)

Warmest regards,
Tara

On Nov 8, 2016 9:45 AM, "Marcus Lieber" <Marcus.Lieber@armaninollp.com> wrote:

Hi Tara,

For 2017 budgeting purposes, please confirm that \$15K (retainers) of the \$82,500 renewal contract figure has already been paid, by South Park.

- Inv. # SPSG29 \$8,750 (included \$2,500 for Ed Henning & Associates)
- Inv. #SPSG30 \$6,250

Thank you,

Marcus Lieber
Supervising Senior
Business Management

Armanino LLP
11766 Wilshire Blvd., Ninth Floor | Los Angeles, CA 90025
(310) 478-4148 x5794 main | (310) 703-1227 fax

From: Katie Kiefer [mailto:katie@southpark.la]
Sent: Monday, November 7, 2016 12:37 PM
To: Marcus Lieber
Subject: FW: SP / SPII Combined Renewal - Documentation

Marcus – see Tara’s email below for cost details as well as the attached BID renewal docs.

Anything else missing that I need to get you to pull the GSP/SPII budgets together by Wednesday?

Katie Kiefer
South Park BID
1100 S. Flower St., Suite #3400, Los Angeles, CA 90015
o. 213 663 1120

24/7: 866 560 9346

From: Tara Devine <tara@devine-strategies.com>
Date: Monday, November 7, 2016 at 12:02 PM
To: Katie Kiefer <katie@southpark.la>
Subject: SP / SPII Combined Renewal - Documentation

Katie:

I took a quick look and it looks like you were cc'd on all the database back and forth. I don't think you were on board when the proposal was submitted and approved, though.

Two pieces of contract documentation:

Original Proposal (attachment #1)

NTE \$74,500 (see p. 4 for budget breakdown and base versus contingency)

Updated Agreement due to obsolete 2011 SP database (attachment #2)

NTE \$8,000

You were cc'd on the big long chain of emails on the SP database issue that arose, but I thought I'd attach here a much simpler summary of that lengthy real-time back-and-forth. Attached are the 3 emails in regards to the fact that with the additional (unanticipated) work to bring the South Park database up from 2011 to 2016 condition, we could require up to \$8K in budget in excess of the original proposal.

So the maximum budget would be \$74,500+\$8,000 = \$82,500, although I still hope to keep that figure lower. The entire \$7,500 contingency in the original contract has already been expended updating the database from 2011 to 2016 level. So whether or not we need the additional \$8K discussed above is TBD - it depends on how the rest of the review goes. (The \$7,500 contingency was intended for the renewal duration/all activities.)

So, you should have a line item of

\$82,500 for my

renewal

contract

, although I will do my best to come in under budget.

Warmest regards,

TARA DEVINE

DEVINE STRATEGIES

645 West Ninth St.,#110-293
Los Angeles, CA 90015

310.430.5121

tara@devine-strategies.com

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Subject: Re: SPBID Renewal Check-in

Date: Wednesday, January 11, 2017 at 1:33:03 PM Pacific Standard Time

From: Ellen Riotto

To: Tara Devine

CC: Katie Kiefer

THANKS

Ellen Riotto
South Park BID
1100 S Flower St, Suite #3400, Los Angeles, CA 90015
o. 213-663-1112
c. 401-439-8147
24/7: 866-560-9346
Sent from my iPhone

On Jan 11, 2017, at 1:29 PM, Tara Devine <tara@devine-strategies.com> wrote:

Residential condos in ANY zone in both SP and SPII = \$0.30/sf of internal building pad (the recorded sf of the unit.) Lot, frontage are not relevant for residential condos. Easy peasy to calculate.

Commercial condos (as ground floor, commercial uses) are treated like all other property types. Lot SF x Zone Rate + Bldg SF x Zone Rate + Frontage x Zone Rate. (For commercial condos, we take the total building frontage and figure out how much of it is allocated to each commercial condo.)

On Jan 11, 2017 1:04 PM, "Ellen Riotto" <ellen@southpark.la> wrote:

Thanks Tara. I think what's tripping people up is how it breaks down at the condo level. How is "Building SF" and "lot SF" applied to a condo owner?

Thanks

Ellen Riotto
South Park BID
1100 S Flower St, Suite #3400, Los Angeles, CA 90015
o. [213-663-1112](tel:213-663-1112)
c. [401-439-8147](tel:401-439-8147)
24/7: [866-560-9346](tel:866-560-9346)
Sent from my iPhone

On Jan 10, 2017, at 10:53 PM, Tara Devine <tara@devine-strategies.com> wrote:

[310-430-5121](tel:310-430-5121)

Devine Strategies did not do the last MDP for South Park, but the rate table is shown on p. 6 and an example calculation for each zone is shown on pp. 32-33.

Devine Strategies did do the MDP for South Park II. SPII has only one zone/one rate + the separate rate for residential condos. The rate table for all parcels except residential condos and the example calculation are both shown on p. 16. The residential condo rate is at the bottom of p.16 and the example is shown on p.17.

Unfortunately, I would say that this language is about as succinct as it can be without losing accuracy.

Is there something specific that people are having trouble understanding? Most property owners do understand building SF, lot SF and frontage, and if you show them the example, they will get it. Some do not realize that, in South Park BID (and many other BID) calculations, frontage includes all building faces that front any public street or alley (some think frontage only applies to the "front" of the property.) If a street or alley is vacated, and the BID is notified and provided documentation (e.g. City approval of vacation), then we can remove that portion of the frontage from the assessment. However, that also means that all services to that portion of the frontage shall cease.

Warmest regards,

TARA DEVINE
DEVINE STRATEGIES
645 West Ninth St., #110-293
Los Angeles, CA 90015
[310.430.5121](tel:310.430.5121)
tara@devine-strategies.com

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On Tue, Jan 10, 2017 at 10:49 AM, Ellen Riotto <ellen@southpark.la> wrote:

Great. Let's do Friday at 10:00am. What's the best number to reach you on?

I also wanted to follow up on a question I sent you last week. I'm wondering if you have a one-pager or some other write-up that provides a simplified explanation of how assessments are calculated. I had 2 inquiries last week, and I shared the language from the MDP, but it's not all that user-friendly. Have anything that a little more digestible?

Thanks in advance and looking forward to speaking on Friday.

Best,

Ellen

From: Tara Devine <tara@devine-strategies.com>
Date: Tuesday, January 10, 2017 at 7:42 AM

To: Ellen Riotto <ellen@southpark.la>
Cc: Katie Kiefer <katie@southpark.la>
Subject: Re: SPBID Renewal Check-in

A call on Friday works. Between 9:30 - 11:30 would be ideal if that also works for you.

BTW, you may be interested to know that the 2018 preliminary budgeted revenue for the combined district will be approx. \$2,674,000. This number will change a bit as we continue through review, and as parcel data changes as we approach petition (and will likely even change between petition and ballot.) For example, there appear to be about 10 multi-tenant apartment or condo buildings under construction, for which no building data is yet available. The Clerk has been alerted - they get slightly more frequent/timely updates of Assessor data than publicly available. If the Clerk does not furnish us with that data, we cannot update them until the finished project is recorded with the Assessor. Some will probably be recorded before we renew the BID. Some will probably still be under construction or complete but not yet recorded. We get you the most current data available throughout, to make sure you are receiving the maximum assessment revenue possible.

I hope you're both having a better start to your new year!

On Jan 9, 2017 1:29 PM, "Ellen Riotto" <ellen@southpark.la> wrote:

Sorry to hear your year is off to a rough start, Tara! Hoping you're feeling better and are off the crutches soon.

I'd like to jump on a call this week to touch base about preparing for petitions. Thursday afternoon and Friday are pretty flexible for me – do you have any time? 30 mins should do.

Thanks in advance and I look forward to connecting.

Ellen

From: Tara Devine <tara@devine-strategies.com>
Date: Monday, January 9, 2017 at 9:47 AM
To: Katie Kiefer <katie@southpark.la>
Cc: Ellen Riotto <ellen@southpark.la>
Subject: Re: SPBID Renewal Check-in

I have been mostly out since the New Year with the double whammy of a sprained ankle (crutches) and a the flu. It has been a fairly miserable start to 2017.

The MDP is predominantly done, but I am waiting for the ER. I do not have an ETA for it yet. Typically it takes about 1-2 weeks of back-and-forth because my document has substantial portions that come from his ER and his ER has substantial portions that come from me. While he is working on the ER, I am working on the tables in mine. When his ER is complete, I will need to do a pass for consistency of terms, etc., and pagination/cross references. I will most likely do that for both our documents to speed things along.

Katie, I am not sure if I understand your question, but the % for each owner is already weighted. I would focus on who signed the petition (if you can read it; some are hard) and the total % they signed for, regardless of how many petitions they have. You have many owners who own multiple properties under multiple ownership names, so strategically, one key is to identify common ownerships and make sure you get all petitions (regardless of owner name) to the person who has the authority to sign. We will discuss this in more detail before the petition campaign.

On Jan 9, 2017 7:30 AM, "Katie Kiefer" <katie@southpark.la> wrote:

Tara – I have been tracking the 2012 GSP and 2015 SPII petitions against the database draft. What holds more weight in hitting the 50%+1% threshold: a) the individual APN assessment total or b) the total assessments under a legal owner?

Pls update us on the MDP process.

Hope 2017 is off to a great start. THX.

Katie Kiefer

South Park BID

1100 S. Flower St., Suite #3400, Los Angeles, CA 90015

o. [213 663 1120](tel:2136631120)

24/7: [866 560 9346](tel:8665609346)

From: Tara Devine <tara@devine-strategies.com>
Date: Monday, December 19, 2016 at 4:00 PM
To: Katie Kiefer <katie@southpark.la>
Cc: Ellen Riotto <ellen@southpark.la>
Subject: Re: SPBID Renewal Check-in

Here you go.

NOTE: many columns are now hidden.

Warmest regards,

TARA DEVINE

DEVINE STRATEGIES

645 West Ninth St., #110-293
Los Angeles, CA 90015

[310.430.5121](tel:310.430.5121)

tara@devine-strategies.com

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On Mon, Dec 19, 2016 at 1:05 PM, Katie Kiefer <katie@southpark.la> wrote:

Understood; apologies shouldn't have used "finalized." We just want to be working off the most up-to-date version.

THX.

Katie Kiefer

South Park BID

1100 S. Flower St., Suite #3400, Los Angeles, CA 90015

o. [213 663 1120](#)

24/7: [866 560 9346](#)

From: Tara Devine <tara@devine-strategies.com>

Date: Monday, December 19, 2016 at 11:32 AM

To: Katie Kiefer <katie@southpark.la>

Cc: Ellen Riotto <ellen@southpark.la>

Subject: Re: SPBID Renewal Check-in

I am happy to send you the dbase when I return to the office, but it is nowhere near final. The dbase will continue to be edited (mostly by us and a bit by Clerk) right up through the ballot stage next year. We will turn over the final to you after City Council gives final approval to the BID.

MDP is in process. I will keep you posted.

On Dec 19, 2016 10:46 AM, "Katie Kiefer" <katie@southpark.la> wrote:

Tara – now that the database has been submitted (victory!!), can you please send us the finalized doc to work off of?

THX.

Katie Kiefer

South Park BID

1100 S. Flower St., Suite #3400, Los Angeles, CA 90015

o. [213 663 1120](#)

24/7: [866 560 9346](#)

From: Ellen Riotto <ellen@southpark.la>
Date: Thursday, December 15, 2016 at 6:29 PM
To: Tara Devine <tara@devine-strategies.com>
Cc: Katie Kiefer <katie@southpark.la>
Subject: Re: SPBID Renewal Check-in

I completely understand. Thank you again.

Ellen Riotto

South Park BID

1100 S. Flower St., Suite #3400, Los Angeles, CA 90015

o. [213-663-1110](tel:213-663-1110)

c. [401-439-8147](tel:401-439-8147)

24/7: [866-560-9346](tel:866-560-9346)

Sent from my iPhone

On Dec 15, 2016, at 5:33 PM, Tara Devine <tara@devine-strategies.com> wrote:

Thank you very much.

I wanted to explain why I am little hesitant to offer a hard deadline on the ER submission. Ed is as conscientious as I, but has a fluctuating priority.

He is esteemed highly by LA staff, and frankly, there are very few engineers who do this work. A mere two do almost all of the plans in LA, and I am capable of pitching in and doing a lot of his work if needed to avoid a delay.

On Dec 15, 2016 5:27 PM, "Ellen Riotto" <ellen@southpark.la> wrote:

Thanks for the update, Tara. So sorry to hear about what you're going through. And Ed too. Cancer is terribly unfair. My heart goes out.

Ellen Riotto

South Park BID

1100 S. Flower St., Suite #3400, Los Angeles, CA 90015

o. [213-663-1110](#)

c. [401-439-8147](#)

24/7: [866-560-9346](#)

Sent from my iPhone

On Dec 15, 2016, at 4:17 PM, Tara Devine
<tara@devine-strategies.com> wrote:

FYI...

My family emergency was a property emergency. My fiancé's brother died unexpectedly (and unpleasantly) in the spring after concealing a serious illness from all of his family and most friends. My fiance and I are the only local family, were the only ones there for his last 2-3 days, and are still dealing with some issues months later. He did not leave his affairs in order.

He lived on a property on Hemet that is owned by a family trust. His sister in Portland is handling many things. But if it's local, it falls to us. The well went out last week, and there are tenants living there, so it fell to me. I got stuck there for 3 days, which I did not expect. But it was finite/resolved and did not affect my ability to work other than a few things I needed my laptop for....

FYI, our engineer (Ed) has a bigger variable. His wife has had cancer for about 8 years. With advanced care, she has beaten her expected survival rate by a LOT. 2016 was a pretty good year for her. But she is declining again...new brain tumor. Radiation may remedy, or this could be the end. It breaks my heart...one of my closest 5 friends was diagnosed with prostate cancer this summer...it turns out to be a very rare, very aggressive form that is undaunted by chemo, drugs and radiation this far. He's going into a clinical trial soon, but his prognosis is poor (3 dozen skeletal tumors.) Survival may be less than a year. Meanwhile his daughter (also a friend) has thyroid cancer, and which is also responding poorly to surgery/radiation. She has two children under 6. Rough year.

FYI, re: Ed and timeline

Ed is accustomed to juggling work with his wife's illness and will get things done unless there is an acute problem. I cannot do the initial ER for him, but I can do pretty much all of his revisions for him excepting possibly his tables, should she worsen over the next few months.

MDP will be submitted this year, and it is my hope that the ER will be as well. Stay tuned.

On Dec 15, 2016 3:52 PM, "Katie Kiefer" <katie@southpark.la> wrote:

Great news, thanks for the update.
Hope everything with the family is better.

Katie Kiefer

South Park BID

1100 S. Flower St., Suite #3400, Los Angeles, CA 90015

o. [213 663 1120](#)

24/7: [866 560 9346](#)

From: Tara Devine <tara@devine-strategies.com>

Date: Thursday, December 15, 2016 at 3:45 PM

To: Ellen Riotto <ellen@southpark.la>

Cc: Katie Kiefer <katie@southpark.la>

Subject: Re: SPBID Renewal Check-in

So, good news. The delayed response on the dbase was as a result of the final push on it.

It has been resubmitted to the City as of today.

I expect to have the MDP ready by Mon/Tues. I do not yet know the timetable for the ER. When I submit the MDP to the engineer, I will ask for an expected timetable.

On Dec 14, 2016 10:50 AM, "Tara Devine" <tara@devine-strategies.com> wrote:

I am awaiting an update on the database and will let you know as soon as I have an answer.

The database really is the crux of the timeline, and what looks like 3 hours of work to do a particular task can literally turn into 15 once you dig into it. I am sorry not to be more precise - I would if I could.

On Dec 14, 2016 10:40 AM, "Ellen Riotto" <ellen@southpark.la> wrote:

Hi Tara,

Wanted to circle back to this. I've asked Streetplus and LACC for recommendations on what our needs will be for 2018-2023 based on projected development. I'd like to give them a timeline for submission and would appreciate your guidance.

Thanks

Ellen

Ellen Riotto

Interim Executive Director

<image001.png>

South Park Business Improvement District

1100 S Flower St Suite #3400, Los Angeles, CA 90015

ellen@southpark.la | o. [213 663 1112](#) | c. [401 439 8147](#)

southpark.la |
fb.com/southparklosangeles
Instagram/Twitter: @southparkla

24/7 DISPATCH: [866-560-9346](#)

From: Ellen Riotto
<ellen@southpark.la>
Date: Wednesday, December 7, 2016 3:49 PM
To: Tara Devine <tara@devine-strategies.com>
Subject: Re: SPBID Renewal Check-in

Thanks Tara. Another question that came up during my meeting with Streetplus: I've asked them to put together a proposal for a budget for renewal (basically, a projection for 2018-2023). I'm asking LA Conservation Corps for the same analysis for clean services. When do I need to decide on these budgets for clean and safe and how does it get factored into the MDP?

Thanks,

Ellen

Ellen Riotto

Director of Communications & Policy

<image001.png>

South Park Business Improvement District

1100 S. Flower St. Suite #3400,
Los Angeles, CA 90015

ellen@southpark.la | o. [213 663 1110](tel:2136631110) | c. [401 439 8147](tel:4014398147)

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fb.com/southparklosangeles
Instagram/Twitter: @southparkla

24/7 DISPATCH: [866-560-9346](tel:8665609346)

From: Tara Devine
tara@devine-strategies.com
Date: Wednesday, December 7, 2016 12:50 PM
To: Katie Kiefer
katie@southpark.la
Cc: Ellen Riotto
ellen@southpark.la
Subject: Re: SPBID Renewal Check-in

I enjoyed the meeting as well. Nice to get to know you both better and help you understand what lies ahead as you will become more directly involved next year.

I have a draft of the database that I will forward late this evening or tomorrow. I will be away from my laptop until then (busy day running around LA in traffic....)

On Dec 7, 2016 10:56 AM, "Katie Kiefer" <katie@southpark.la> wrote:

Tara – thank you for the time yesterday and running us thru all things BID renewal; very much appreciated. When you get a chance, please forward the database for Ellen and I to review.

Enjoyed catching up at the CCA holiday party last night. Have a great rest of the week.

Katie Kiefer

South Park BID

1100 S. Flower St., Suite
#3400, Los Angeles, CA
90015

o. [213 663 1120](#)

24/7: [866 560 9346](#)

From: Tara Devine
tara@devine-strategies.com
Date: Tuesday, December 6,
2016 at 1:29 PM
To: Ellen Riotto
ellen@southpark.la
Cc: Katie Kiefer
katie@southpark.la
Subject: Re: SPBID Renewal
Check-in

Parking now. Will be upstairs
momentarily.

On Dec 5, 2016 9:20 AM, "Ellen
Riotto" <ellen@southpark.la>
wrote:

Thank you, Tara! Looking
forward to seeing you
tomorrow.

Ellen Riotto

Director of Communications
& Policy

<image002.png>

South Park Business
Improvement District

1100 S. Flower St. Suite
#3400, Los Angeles, CA
90015

ellen@southpark.la | o. [213 663 1110](#)
c. [401 439 8147](#)

southpark.la |
fb.com/southparklosangele
§ Instagram/Twitter:
@southparkla

24/7 DISPATCH: [866-560-9346](tel:866-560-9346)

From: Tara Devine
tara@devine-strategies.com
Date: Saturday, December 3, 2016 9:20 AM
To: Ellen Riotto
ellen@southpark.la
Cc: Katie Kiefer
katie@southpark.la
Subject: Re: SPBID Renewal Check-in

I was out yesterday, but wanted to get back to you. We did not complete the database but are continuing to work on it over this weekend. I will have an update for you when we meet on Tuesday if not before.

On Dec 2, 2016 2:24 PM,
"Ellen Riotto"
ellen@southpark.la wrote:

Hi Tara,

Wondering if you were able to resubmit the database this week.

Thanks and looking forward to our meeting next Tuesday.

Best,

Ellen

Ellen Riotto
Director of
Communications & Policy

**Error! Filename not
specified.**

South Park Business
Improvement District

1100 S. Flower St. Suite
#3400, Los Angeles, CA
90015

ellen@southpark.la | o.
[213 663 1110](tel:2136631110) | c. [401
439 8147](tel:4014398147)

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fb.com/southparklosang
[eles](#) Instagram/Twitter:
@southparkla

24/7 DISPATCH: [866-560-9346](tel:8665609346)

From: Tara Devine
[<tara@devine-
strategies.com>](mailto:<tara@devine-strategies.com>)
Date: Monday,
November 28, 2016
4:14 PM
To: Ellen Riotto
<ellen@southpark.la>
Cc: Katie Kiefer
<katie@southpark.la>
Subject: Re: SPBID
Renewal Check-in

The Clerk has given us
database comments and
changes that we are
currently working on. I hope
we will resubmit the
database this week.

I also hope to submit the MDP next week so that we might get a round of comments before the holidays. I am going to submit it to Rick without the tables/figures as I do not think we will have database resolution for several more weeks unless processing goes more quickly than usual. Usually they do not want the MDP until the first set of database work is done, but there were delays on all sides, and Rick has okayed submitting without tables. I should have a bigger update for you in the next 10 days or so.

I agree it would be good to meet. I thought about doing so last month, but with Jessica's departure and your annual meeting, I figured it could wait a bit! How is the transition going for both of you?

The 6th and the 9th are both great for me - does either work well for you?

Warmest regards,
Tara

On Nov 28, 2016 3:51 PM,
"Ellen Riotto"
<ellen@southpark.la> wrote:

Thanks for getting this convo started, Katie.

Tara, I'd love to get together in person if you're able. What's your availability next week or the week after?

Best,

Ellen

Ellen Riotto

Director of
Communications &
Policy

Error! Filename not
specified.

South Park Business
Improvement District

1100 S. Flower St.
Suite #3400, Los
Angeles, CA 90015

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fb.com/southparklosangeles
Instagram/Twitter:
@southparkla

24/7 DISPATCH: [866-560-9346](tel:8665609346)

From: Katie Kiefer
<katie@southpark.la>

Date: Monday,
November 28, 2016
3:37 PM

To: Tara Devine
<tara@devine-strategies.com>

Cc: Ellen Riotto
<ellen@southpark.la>

Subject: SPBID
Renewal Check-in

Tara – hope you had
an enjoyable
Thanksgiving
weekend.

Now that December is sneaking up around the corner, wanted to check in on how the databases and MDP is coming along? I connected with Rick Scott a week or so back, on an unrelated topic, and he wanted to check in on our renewal status as he knew our databases were a bit of a hassle for us.

Also, with Ellen taking over for Jessica at the beginning of the new year, recommending we connect to get Ellen up to speed, discuss renewal details thus far as well as start formalizing a 2017 schedule. Let us know what works well for you.

Katie Kiefer
Operations Manager

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South Park Business Improvement District

1100 S. Flower St.,
Suite #3400, Los Angeles, CA 90015

katie@southpark.la
| o. [213 663 1120](tel:2136631120)

Check out our new
website: www.southpark.la

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Angeles](http://fb.com/SouthParkLosAngeles) |
Twitter/Instagram
@SouthParkLA

24/7 DISPATCH: [866-
560-9346](tel:8665609346)

Subject: Re: South Park II committee mtg
Date: Wednesday, February 8, 2017 at 8:08:41 AM Pacific Standard Time
From: Katie Kiefer
To: Ellen Riotto
CC: Tara Devine

Great, thank you. Looking forward to the SPII meeting.

Katie Kiefer
South Park BID
[1100 S. Flower St., Suite #3400, Los Angeles, CA 90015](#)
[o. 213 663 1120](#)

[24/7: 866 560 9346](#)

On Feb 8, 2017, at 7:03 AM, Ellen Riotto <ellen@southpark.la> wrote:

Thanks for the update, Tara. See you soon.

Ellen Riotto
South Park BID
1100 S Flower St, Suite #3400, Los Angeles, CA 90015
o. 213-663-1112
c. 401-439-8147
24/7: 866-560-9346
Sent from my iPhone

On Feb 7, 2017, at 11:55 PM, Tara Devine <tara@devine-strategies.com> wrote:

Ellen/Katie:

I connected with Ed late this evening. As you may recall, his wife passed on 1/21 after a long bout with cancer. Her children and family are all out-of-state and came in for the funeral and assorted family matters/decisions/arrangements. Ed indicated to me that the majority of them have now left and he expects to resume work by Friday. He indicated that he is behind on work for several clients, but will be putting South Park at the top of his list. His best estimate at this time is that he will resubmit the database (3rd submission) next week, and, if we obtain approval quickly, have the ER ready within two additional weeks (he and I go through a back-and-forth process to reconcile the MDP and ER, as they are inter-dependent docs.) My MDP is complete, minus the figures and tables that are derived from the database, and half-dozen or so sections of text that will come from Ed's ER.

I will bring 30 copies of my handouts. I will go through a forensic timeline of events, and then go through an updated timeline for renewal. Lastly, I will discuss the SPII condo assessments/rate.
I will expect to field all of the questions asked about the renewal/timeline unless you desire to interject (please do if you wish to.)

Warmest regards,
Tara

On Tue, Feb 7, 2017 at 2:47 PM, Ellen Riotto <ellen@southpark.la> wrote:

30 should be good. We can always make more here if need be. Thanks.

From: Tara Devine <tara@devine-strategies.com>

Date: Tuesday, February 7, 2017 at 1:26 PM

To: Ellen Riotto <ellen@southpark.la>

Cc: Katie Kiefer <katie@southpark.la>

Subject: Re: South Park II committee mtg

I will be bringing a few minor handouts. How many copies should we bring for tomorrow's meeting?

On Feb 6, 2017 10:52 PM, "Tara Devine" <tara@devine-strategies.com> wrote:

Yes, I am attending Weds and will assume responsibility for fielding all the difficult questions. You inherited what is going on; I am happy to explain what has transpired and how. I expect you will have some less-than-happy members and will be prepared for tough questions.

In regards to manual billing, yes, it seems very likely. But I do think the BID will get approved by council in the 2nd half of the year.

I expect to speak to Ed tomorrow so I will have a robust update from both of us. I can better manage your expectations once I know more from him. I am nearly equally out of control at the moment, and stalled myself. My weekly updates will continue every Monday. As of today, I have no significant update for you (I am stalled pending Ed.)

If I am able, I will give you a call tomorrow and/or send you some written bullets. I am in the field/meetings from the time I expect to speak to Ed until approx. 9 pm tomorrow, so I am not sure what I can turnaround. Rest assured, I will gladly bear the brunt of the questions.

Warmest regards,

TARA DEVINE

DEVINE STRATEGIES

645 West Ninth St.,#110-293
Los Angeles, CA 90015

[310.430.5121](tel:310.430.5121)

tara@devine-strategies.com

Making it easier for you with STRATEGIC CONSULTING SERVICES

Planning & Entitlements - Political & Community Outreach - Business Improvement Districts

On Mon, Feb 6, 2017 at 2:32 PM, Ellen Riotto <ellen@southpark.la> wrote:

Hi Tara,

Hope you're well. I wanted to follow up with you on a couple of things. First, I want to make sure you're still planning to join us for our SPII Committee meeting this Wednesday at 9am at our office. Your presentation will be the focus for the meeting, as I'm anticipating a good deal of questions from attendees. Really looking forward to having you there to answer. If possible, I'd love if you could send over a brief write-up of what you'll be presenting so I can brush up before the meeting.

To that end, the other thing I'd like to follow up with you on is the adjusted timeline for where we are with our renewal process. Do you have a realistic estimate from Ed for the ER completion? I'm assuming that we've missed the boat for avoiding manual billing – is that correct? Should I be getting worried about overall renewal? Again, I'm very much out of control of this process, so the more information you can communicate to me, the better. I need for you to manage my expectations, wherever possible.

Thanks in advance,

Ellen

From: Tara Devine <tara@devine-strategies.com>
Date: Monday, January 23, 2017 at 3:01 PM
To: Ellen Riotto <ellen@southpark.la>
Cc: Katie Kiefer <katie@southpark.la>, Laronnia Jupiter <laronnia@southpark.la>

Subject: Re: South Park II committee mtg

Got it, thank you.

Please know that I/we appreciate your empathy. Both Ed and I take pride in our work and in not being the delay in what we do. But it's been a brutal helluva year. Since May 2015, five people I am very close to (all immediate family, close friends or their spouses) have either died or been diagnosed with terminal illnesses. Another friend with reoccurring cancer but a good prognosis, a mother-in-law with dementia. And one of my pets is quickly winding down on kidney cancer...I suspect we will be making a final trip to the vet (or the vet to us) very soon. Two other senior pets but in better health. In the 20 years prior, I lost just 3 people and two pets. So I suppose the law of averages is just kicking me in the @\$\$ all at once. Ed has been dealing with the ups and downs of his wife's health for 6+ years, almost entirely without help.

Ed's wife's name: Diane. Ed's address:

Ed Henning

13330 Buttemere Rd.
Phelan, CA 92371

Warmest regards,

TARA DEVINE

DEVINE STRATEGIES

645 West Ninth St.,#110-293
Los Angeles, CA 90015

310.430.5121

tara@devine-strategies.com

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On Mon, Jan 23, 2017 at 1:40 PM, Ellen Riotto <ellen@southpark.la> wrote:

Thanks for the update, Tara. So sorry to hear about Ed's wife. That's terrible. I'd like to reach out and offer my condolences. Would you mind sharing his address when you have the chance?

You should be receiving a calendar invite to the Feb 8 meeting today.

From: Tara Devine <tara@devine-strategies.com>
Date: Monday, January 23, 2017 at 10:49 AM
To: Ellen Riotto <ellen@southpark.la>
Cc: Katie Kiefer <katie@southpark.la>
Subject: Re: South Park II committee mtg

Yes, I've marked Mondays on my calendar for our weekly updates. Sometimes I may send them on Sunday, since Ed and I often work weekends, too.

My update this week is brief. Ed did work on both the database and ER last week per my last conversation on Friday. He advised me then that Diane was approaching the end quickly. His wife, Diane, passed away on Saturday following a very lengthy battle with cancer (6+ years.) As such, I am going to wait to send a follow-up until the end of this week. The Clerk's office (Miranda at least) is aware.

This past week I set up all the tables (awaiting latest #s) and refined the new combined BID map, which makes SPII South Park Zone 5. There is one last step we are working on now: labeling the APNs for all the parcels called out in the legal boundary description. The map should be complete this week and I'll forward a copy.

Feb. 8th is good. Please send me time/loc or calendar appointment.

On Jan 23, 2017 10:22 AM, "Ellen Riotto" <ellen@southpark.la> wrote:

Hi Tara,

Hope you're well. Was hoping to get a weekly update from you. What day do you think makes the most sense to send this over, just so I know when I can expect it.

Also, wanted to let you know that we have a SPII committee meeting scheduled for Feb 8. Would you like to come in and explain to the board what some of the assessment changes are going to be when we renew?

Thanks,

Ellen

Ellen Riotto

Interim Executive Director

<image001.png>

South Park Business Improvement District

1100 S Flower St, Suite #3400, Los Angeles, CA 90015

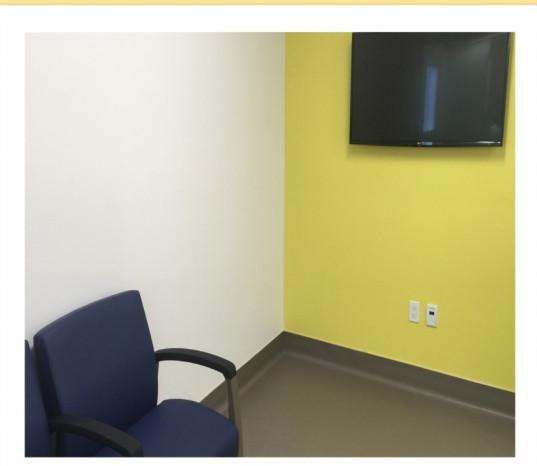
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The Exodus Team

*Program Director
Certified Recovery Supervisor
Nursing Staff
Community Reintegration Specialist
Sober Coaches
Support Staff*



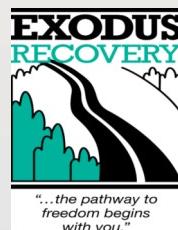
Sobering Center Goal

Providing safe, short term monitoring and management of persons under the influence of alcohol and drugs as an alternative to jail and emergency services.

Contact Us

Phone: (213) 395-7700
Fax: (213) 395-7712

www.exodusrecovery.com



**Dr. David L. Murphy
Sobering Center**
640 S. Maple Avenue
Los Angeles, CA
90014



Dr. David L. Murphy Sobering Center

Providing an alternative, safe, and welcoming environment that promotes a path to recovery



Mission Statement

The *Mission* of the Sobering Center is to reduce incarcerations and minimize hospitalizations of active and chronically intoxicated persons by providing an alternative option - a safe and welcoming sobering environment offering a path to recovery

Referral Sources

Specific and designated referral sources:

- ◆ Law enforcement
- ◆ Some emergency personnel
- ◆ Designated outreach teams working in the Skid Row area
- ◆ “Walk In’s” not accepted

Catchment area is Skid Row and area adjacent in downtown Los Angeles

Target Population

Predominately homeless, intoxicated individuals living on and around Skid Row who might otherwise be picked up by law enforcement for petty crimes, and/or those who present or are transported by emergency personnel to a hospital ED for issues related to inebriation

What We Do

Open 24 hours per day, 365 days per year

50 bed capacity

Providing respite, showers, hydration, light snacks, some medical monitoring, if necessary

Length of stay an average of 6-12 hours

All clients are assessed at admission for demographics, substance (s) of use, physical and mental health issues

Recovery staff will foster motivation to continue treatment at various levels of care

Clients will be evaluated for biopsychosocial needs and linked to necessary resources





JAN PERRY
EWDD General Manager

FOR IMMEDIATE RELEASE

February 23, 2017

CONTACT:
Stella Catanzarite
stella.catanzarite@lacity.org
213-744-9065

NEW BIDDING OPPORTUNITY: RELEASE OF CITYWIDE ECONOMIC DEVELOPMENT STRATEGY (CEDS) REQUEST FOR PROPOSALS (RFP)

Mayor Eric Garcetti and the Los Angeles City Council recently authorized the Economic and Workforce Development Department (EWDD) to release a Request for Proposals (RFP) to procure a contractor or contractor team to develop a Citywide Economic Development Strategy (CEDS).

The overall goal for the CEDS is to promote robust economic growth through greater economic inclusion by the utilization of new economic development financing tools, the growth of existing businesses, and the establishment of new business. The selected contractor will work with the EWDD, the Mayor's Office and stakeholder community to prepare four deliverables: 1) background research, 2) needs assessment and strengths/weaknesses/opportunities and threats (SWOT) analysis, 3) draft CEDS and draft five-year implementation plan, and 4) final CEDS and final five-year implementation plan.

The RFP was released to the public on February 22, 2017, with proposals due by 5:00pm on March 31, 2017.

To view the RFP and related attachments please visit the Los Angeles Business Assistance Virtual Network (LA BAVN) at:
<http://www.labavn.org/bid.cfm?29514&eml=1>.

About the Economic and Workforce Development Department

The mission of the Economic and Workforce Development Department (EWDD) is to develop, deliver and promote best-in-class economic and workforce services to generate, sustain and grow individual, business and community prosperity in the City of Los Angeles. EWDD provides a broad range of programs that offer assistance in the areas of business support, employment and youth development. All programs are designed to grow and improve Los Angeles' economy, promote sustainable neighborhoods and profitable communities, and build a well-trained and job-ready workforce.

###

HOLLY L. WOLCOTT
CITY CLERK

SHANNON D. HOPPES
EXECUTIVE OFFICER

City of Los Angeles

CALIFORNIA



OFFICE OF THE
CITY CLERK

Neighborhood and Business
Improvement District Division
200 N. Spring Street, Room 224
Los Angeles, CA 90012
(213) 978-1099
FAX: (213) 978-1130

MIRANDA PASTER
DIVISION MANAGER

clerk.lacity.org

June 9, 2016

ERIC GARCETTI
MAYOR

Ms. Jessica Lall, Executive Director
Greater South Park Business Improvement District
1100 S. Flower Street, Suite 3400
Los Angeles, CA 90015

Re: Renewal of the Greater South Park Business Improvement District

Dear Ms. Lall,

This letter is to remind you that the Greater South Park Business Improvement District (District) will be expiring on December 31, 2017. To ensure timely funding and uninterrupted District activities beyond 2017, renewal activities should begin immediately. A proposed renewal timeline is attached which outlines the required activities to complete the process with a targeted start date of January 1, 2018.

To renew the District, the proponents must follow the procedures for establishment as provided in Section 36600 et seq. of the California Streets and Highways Code and comply with the requirements of Proposition 218 (Article XIII D of the California Constitution and Section 53753 of the California Government Code). The proponents must also notify the City Clerk's Office regarding all City parcel assessments to be included in the District in the initial stages of renewal.

Under the attached timeline, the proponents should have the Management District Plan and Engineer's Report for the new term finalized and approved by this Office no later than December 2016. To accomplish the renewal of the District by January 1, 2018, your 1st draft of the database should be submitted by August 1st, 2016, your 1st draft Management District Plan should be submitted by August 15th, 2016 and the revised Management District Plan and Engineer's Report should be submitted by October 1st, 2016. Please be aware that the Los Angeles County Tax Assessors Office has a hard deadline for property tax roll submissions. Please meet the deadlines highlighted on the attached timeline to reduce the consequences of missing the County's billing data submission deadline.

Please ensure that your Board approves of the programs/plans for the Greater South Park Business Improvement District and keeps the Office of the City Clerk informed of all of your District renewal activities. If you have any questions regarding the renewal process, please contact your assigned BID Analyst, Rick Scott, at (213) 978-1121.

Sincerely,

A handwritten signature in black ink, appearing to read "Miranda Paster".

Miranda Paster, Chief
Neighborhood and Business Improvement District Division
Office of the City Clerk

Attachment

MCP:RMH:rks

c: Honorable Curren D. Price, Jr., Councilmember, District 9
c: Honorable Jose Huizar, Councilmember, District 14

BID FORMATION (or RENEWAL) TIMELINE

For Property BID expiring on December 31, 2017 or new PBID beginning operation by January 1, 2018

Start to finish; Begin BID operation on January 1, 2018

page 1

2016

Month	Activity
February - March	Finalize dollars needed to complete renewal Hire consultant, if needed
March - June	Form Steering Committee to guide BID formation/renewal activities Commence informational sessions with property owners in potential BID boundary area
May - July	Decide boundaries of new BID Decide programs (security, maintenance, image, streetscape, administration) Decide budget Work on potential assessment formulas (front footage, building square footage, parcel size, etc.)
AUGUST 1, 2016	Submit 1st Draft of DATABASE to City Clerk for review and verification
	DATABASE Must contain, at minimum, 1) All APNs, 2) Property Owner Names, 3) Assessable measurements of property, and 4) Assessment calculations. CITY CLERK will review, verify, and approve all information in Database
AUGUST 15, 2016	Submit 1st Draft of MANAGEMENT DISTRICT PLAN to City Clerk for review
	MANAGEMENT DISTRICT PLAN Must contain, at minimum, the 1) Boundary description, 2) Boundary rationale, 3) Service Description, 4) Budget, 5) Benefit Zones, & 6) Assessment Methodology MANAGEMENT DISTRICT PLAN Must also contain other legal & procedural requirements CITY CLERK will review Management District Plan to ensure compliance with State Law NOTE: Revisions may be needed to ensure compliance with legal statutes
OCTOBER 1, 2016	Submit revised Management Plan and ENGINEER'S REPORT to the Office of City Clerk
	Finalize District Management Plan (boundaries, assessment formula, budget) Present finalized assessment roll to City Clerk who will audit/verify all parcel data <i>(all assessment data for all parcels including: formula, calculations, footages and assessment amounts must be verified and agreed to by the Technical Research Unit of the City Clerk's Special Assessment Section before petitions can be distributed.)</i>
DECEMBER 2016	Management District Plan & Engineer's Report APPROVED by City Clerk
	MANAGEMENT PLAN & ENGINEER's REPORT MUST be approved prior to Petition Drive start date

2017

Month	Activity
JANUARY 2017	START PETITION DRIVE
January - February	Mail out District Management Plan & START PETITION DRIVE Follow up campaign to secure signed petitions equal to 50% plus \$1.00 of proposed assessment REACH 50% PETITION THRESHOLD
March 1st	FINISH PETITION DRIVE: Submit final petitions to City Clerk
(No later than March 15th)	Request City Council to adopt an "Ordinance of Intention" to form a BID Management Plan, Engineer's Report, map and complete list of all stakeholders due to City Clerk. City Clerk verifies petition signatures and affirmative percentage.
March	City Clerk submits complete BID formation project summary report to City Council's Economic Development Committee (EDC). NOTE: EDC meets twice a month with a very limited time to hear agenda items
March	EDC will schedule and hold public hearings and recommend that Council adopt the Ordinance of Intention to begin the Proposition 218 election/formation process. EDC meets 2nd & 4th Tuesday.

BID FORMATION TIMELINE

For Property BID expiring on December 31, 2017
 Start to finish; Begin BID operation on January 1, 2018

page 2

2017 (con't)

Month	Activity
April	<p>CITY COUNCIL STARTS PUBLIC HEARING PROCESS</p> <p>City Council review and approval of EDC recommendations:</p> <ol style="list-style-type: none"> 1. Reviews EDC recommendations, Clerk Report and BID's proposed Management Plan. 2. Petition Sufficiency Finding. 3. Adoption of Ordinance of Intention to Establish BID. 4. Authorization to set public meeting and hearing dates and begin Prop 218 process.
April	<p>Materials Due to the City Clerk from BID proponents (if applicable):</p> <ol style="list-style-type: none"> 1. Prepaid (subject to BID), preaddressed ballot return envelopes.* 2. Smaller, opaque secrecy envelopes to conceal ballot inside return envelopes.* 3. District Management Plan with budget, BID boundary map and APNs of all stakeholders.* <p style="margin-left: 200px;">*(All materials must be pre-approved by City Clerk. Copies needed for each stakeholder)</p>
May 1st	<p>PROP 218 REQUIRED 45-DAY PERIOD BEGINS</p> <p>City Clerk to arrange for mailing of :</p> <ol style="list-style-type: none"> 1. Notice of Public Meeting and Final Public Hearing.** 2. Proposition ballots**, ballot instructions and ballot return and secrecy envelopes. 3. Ordinance of Intention (to establish BID).** 4. District Management Plan (legally considered part of the Ordinance). 5. Mailing labels (from stakeholder database) and mail-out envelopes 6. Stuff envelopes, seal and mail out from City mailroom.** <p style="margin-left: 200px;">**(City provides copies for each stakeholder)</p> <p>City Clerk to arrange for publication of:</p> <ol style="list-style-type: none"> 1. Ordinance of Intention
June	<p>CITY COUNCIL HOLDS PUBLIC HEARING</p> <p>City Council:</p> <ol style="list-style-type: none"> 1. Council conducts Final Hearing for public comment on establishment of the BID. 2. Balloting officially closed. 3. City Clerk counts ballots and report results at next Council meeting. 4. Ballots opened and tallied in City Clerk's office (open to the public)
June	<p>City Council:</p> <ol style="list-style-type: none"> 1. Public announcement of Prop 218 ballot tabulation 2. 1st reading of Ordinance of Establishment 3. Council accepts the balloting results and passes the Ordinance of Establishment
June - August	<p>City Clerk:</p> <p>JUNE: Publish BID establishment Ordinance</p> <p>JULY: Place stakeholder assessment data on County's tax rolls</p> <p style="background-color: #e0f2ff; padding: 5px; text-align: center;">(COUNTY HAS HARD DEADLINE FOR TAX ROLL SUBMISSION)</p> <p>JULY: Establish trust fund/revenue source code account</p> <p>JULY: Prepare City (501c) administrative contract</p>
December 2017	<p>City Clerk:</p> <ol style="list-style-type: none"> 1. Transmitts received property assessments from County collection of 1st installment payments
January 1st, 2018	Begin BID operation

Subject: Re: SPBID Board mtg
Date: Friday, April 7, 2017 at 2:01:09 PM Pacific Daylight Time
From: Ellen Riotto
To: Tara Devine
CC: Katie Kiefer
Attachments: image001.png

Thanks for the reply Tara.

SPII meeting will be canceled and we'll put you on the agenda for full board meeting on the 27th. Will send calendar invite shortly.

Thank you again and have a great weekend.

Best,

Ellen

From: Tara Devine <tara@devine-strategies.com>
Date: Friday, April 7, 2017 at 1:51 PM
To: Ellen Riotto <ellen@southpark.la>
Subject: Re: SPBID Board mtg

Ellen:

My apologies for the delay. I spent much of yesterday and will be spending more time today at the hospital with a close friend.

I will provide a more detailed update on Sunday or Monday.

Yes, I would prefer to do one meeting, and as we did SPII last time, I agree with you that it would be best to do the full Board meeting this time. Please send me the information or a calendar appointment so I can save the date/time.

On Apr 6, 2017 3:13 PM, "Ellen Riotto" <ellen@southpark.la> wrote:

Hi Tara,

Hope you're well. We have an SPII committee meeting next Wednesday 4/12 at 9am. Our Committee Chair would like an update on the milestones that were presented when you last attended, and a high-level discussion of where we're at. Are you able to attend?

My preference is to deliver that update via email to the Committee, and have you attend and present at the full Board meeting at the end of the month (April 27). Obviously it would be great to have you at both, but I understand if you can only commit to one. Please let me know as soon as possible.

Thanks,

Ellen

Ellen Riotto
Interim Executive Director



South Park Business Improvement District
1100 S Flower St, Suite #3400, Los Angeles, CA 90015
ellen@southpark.la | o. [213 663 1112](tel:2136631112) | c. [401 439 8147](tel:4014398147)
southpark.la | [Facebook](#) | [Twitter](#) | [Instagram](#)
24/7 DISPATCH: [866-560-9346](tel:8665609346)

Subject: Re: Petition mailing labels

Date: Monday, May 15, 2017 at 4:27:54 PM Pacific Daylight Time

From: Tara Devine

To: Katie Kiefer

CC: Robert Buente, Ellen Riotto

So, properties get recorded at different times and people frequently don't update the property info promptly...and also the Assessor inputs information inconsistently into their own system.

I have no special means to discern which is better to use (or more current/correct) but if it's a choice between a person or a label as you suggest below, I'd go with the one that lists a specific person.

On May 15, 2017 12:42 PM, "Katie Kiefer" <katie@southpark.la> wrote:

Understood on duplicate labels.

When "care of" or "ATT" lists different names, how do you recommend we select the correct label to use for sending? IE: 1045 Olive LLC lists "c/o Crescent Heights" and "ATTN Michael Scheitelman"

The team is plugging away to get petitions mailed out today. THX.

Katie Kiefer

South Park BID

1100 S. Flower St., Suite #3400, Los Angeles, CA 90015

o. [213 663 1120](tel:2136631120)

24/7: [866 560 9346](tel:8665609346)

From: Tara Devine <tara@devine-strategies.com>

Date: Monday, May 15, 2017 at 7:47 AM

To: Ellen Riotto <ellen@southpark.la>, Katie Kiefer <katie@southpark.la>

Cc: Robert Buente <bbuente@1010dev.org>

Subject: Petition mailing labels

**The labels appear in the same order as the petitions do.
If you did not already receive the petition file, please advise me ASAP.**

For the petitions, we were able to combine all common ownerships (note: we only combine where owner name is IDENTICAL.) For example, there are 2,044 parcels in the district; we ended up with 1,435 petitions. (NOTE: many owners own properties under multiple ownership names/name variants.)

We did not have quite enough time to remove duplicates from the mailing label sheet (there is a mailing label for all 2,044 APNs. Normally we do remove the duplicates, but it seemed more important to get the materials to you ASAP than to take longer to conserve 600 labels.

Subject: Re: 900 SOUTH FIGUEROA ST APTS
Date: Monday, May 15, 2017 at 4:50:51 PM Pacific Daylight Time
From: Ellen Riotto
To: Tara Devine
CC: Wallis Locke, Katie Kiefer
Attachments: image001.png

Thanks for this reply. I'll check in w the city and will let you know what they say.

Ellen Riotto
Interim Executive Director
South Park BID
1100 S Flower St, Suite #3400, Los Angeles, CA 90015
o. 213-663-1112
c. 401-439-8147
24/7: 866-560-9346
Sent from my iPhone

On May 15, 2017, at 4:42 PM, Tara Devine <tara@devine-strategies.com> wrote:

The way we did it is the way it has been accepted in the past and the way I know the City will accept/validate. If the City will accept it in a format that requires a single signature for those several hundred parcels, I will gladly regenerate it differently.

I suspect the City will not accept a single signature on one page for all the parcels shown on multiple pages (as they want to be very certain that the owner has reviewed all assessments and is aware of the full total.) But I'd love to be wrong!

I do realize this is a unique pain for the owner. This owner is fairly unique in that they subdivided and recorded the tract map and have a very large unit count...but they went rental instead of selling. I believe there are one or two other buildings like that in the renewed BID but both are substantially smaller (recorded condos/APNs that were never sold and were retained by a single owner.)

If the City will not accept it in the manner you suggest, one way to mitigate the burden would be to pre-complete some of the fields for the owner before they sign.

On May 15, 2017 2:10 PM, "Ellen Riotto" <ellen@southpark.la> wrote:

Hi Tara,

APEX apartments (900 SOUTH FIGUEROA ST APTS) has 271 APNs all under the same owner name, but for some reason, there are 46 separate petitions. Any chance you can create a new petition with all 271 APNs on one document so ownership only has to fill out one petition?

Thanks,

Ellen

Ellen Riotto

Interim Executive Director

<image001.png>

South Park Business Improvement District

1100 S Flower St, Suite #3400, Los Angeles, CA 90015

ellen@southpark.la | o. [213 663 1112](tel:2136631112) | c. [401 439 8147](tel:4014398147)

southpark.la | [Facebook](#) | [Twitter](#) | [Instagram](#)

24/7 DISPATCH: [866-560-9346](tel:8665609346)

Subject: Updated Master Petition File
Date: Tuesday, May 16, 2017 at 2:10:06 PM Pacific Daylight Time
From: Tara Devine
To: Ellen Riotto, Wallis Locke, Katie Kiefer
Attachments: GREATER SOUTH PARK - MASTER PETITION FILE.pdf

The attached Master Petition File now contains the Sandler petition as well.
You may wish to overwrite the prior Master Petition file and replace it with this one.

I will resend the Master pretty frequently (after any significant number of petition edits.) We will periodically have more as we are informed of ownership and parcel changes and attempt to resolve them. I'll send updates via this thread so you can easily find the most current version if/when needed.

Warmest regards,

TARA DEVINE
DEVINE STRATEGIES
645 West Ninth St., #110-293
Los Angeles, CA 90015
310.430.5121
tara@devine-strategies.com

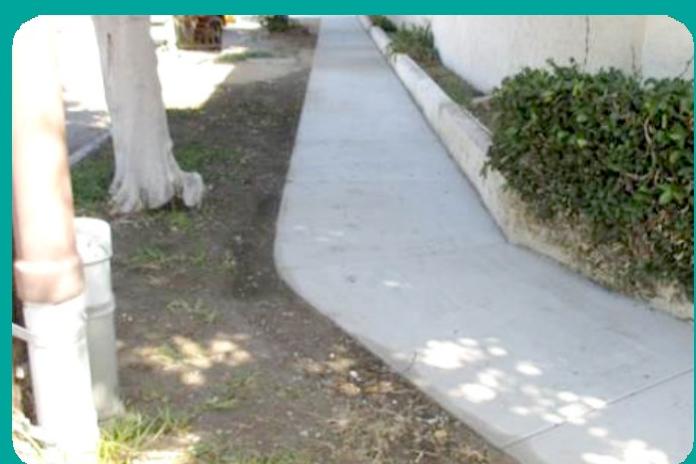
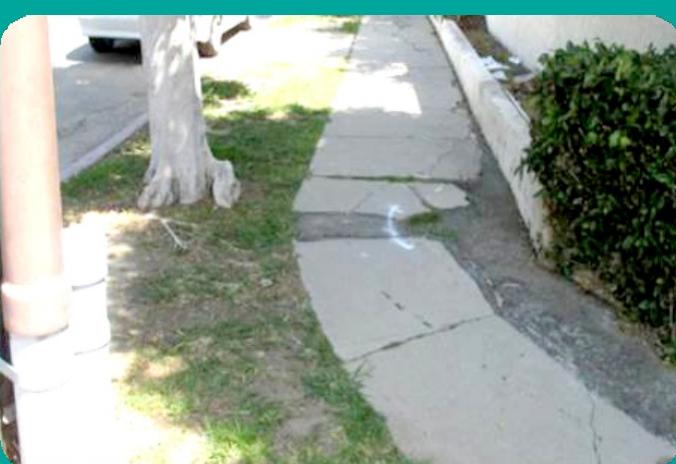
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SAFE SIDEWALKS LA

HOW TO GET YOUR SIDEWALK REPAIRED

The City of Los Angeles has a new sidewalk repair program, SAFE SIDEWALKS LA, which will invest \$1.4 billion over 30 years to make sidewalks accessible to everyone. There are three options to choose from:



ACCESS REQUEST PROGRAM



People with a mobility disability who encounter physical barriers due to broken sidewalks or curb ramps, can request repair of a sidewalk or curb ramp.

REBATE PROGRAM



A limited-time rebate for a property owner to pay for their own sidewalk repair.

REPORT A SIDEWALK PROBLEM



Report any other sidewalk issues.



To get started, go to: www.sidewalks.lacity.org or call 3-1-1

As a covered entity under Title II of the Americans with Disabilities Act, the City of Los Angeles does not discriminate on the basis of disability and, upon request, will provide reasonable accommodation to ensure equal access to its programs, services, and activities.

ATTACHMENT 1

GREATER SOUTH PARK PROPERTY & BUSINESS IMPROVEMENT DISTRICT RENEWAL

ASSESSMENT ENGINEER'S REPORT

*Formed in 2012 & 2015 - Being Renewed for 5 Years Pursuant to
California Streets and Highways Code Section 36600 et seq.
Property Business Improvement District Act of 1994, as amended*

*Prepared by
Edward V. Henning
California Registered Professional Engineer # 26549
Edward Henning & Associates*

May 26, 2017

GREATER SOUTH PARK BID RENEWAL – ASSESSMENT ENGINEER’S REPORT

ASSESSMENT ENGINEER’S REPORT

To Whom It May Concern:

I hereby certify to the best of my professional knowledge and experience that each of the identified benefiting properties located within the proposed renewed Greater South Park Property & Business Improvement District ("GSPBID") being renewed for a five (5) year term will receive a special benefit over and above the benefits conferred on the public at large and that the amount of the proposed assessment is proportional to, and no greater than the benefits conferred on each respective property.

Prepared by Edward V. Henning, California Registered Professional Engineer # 26549



A handwritten signature in blue ink that reads "Edward V. Henning".

Edward V. Henning

RPE #26549 May 26, 2017

Date

(NOT VALID WITHOUT SIGNATURE AND CERTIFICATION SEAL HERE)

Introduction

This report serves as the “detailed engineer’s report” required by Section 4(b) of Article XIIIID of the California Constitution (Proposition 218) to support the benefit property assessments proposed to be levied within the proposed renewed GSPBID in the City of Los Angeles, California being renewed for a five (5) year term. The discussion and analysis contained within this Report constitutes the required “nexus” of rationale between assessment amounts levied and special benefits derived by real properties within the proposed renewed GSPBID.

GREATER SOUTH PARK BID RENEWAL – ASSESSMENT ENGINEER’S REPORT

Background

The GSPBID is a property-based benefit assessment type district being renewed for a five (5) year term pursuant to Section 36600 et seq. of the California Streets and Highways Code (as amended), also known as the Property and Business Improvement District Law of 1994 (the “Act”). Due to the benefit assessment nature of assessments levied within a property and business improvement district (“PBID”), district program costs are to be distributed amongst all identified benefiting properties based on the proportional amount of special program benefit each property is expected to derive from the assessments levied. Within the Act, frequent references are made to the concept of relative “benefit” received from PBID programs and activities versus amount of assessment paid. Only those properties expected to derive special benefits from PBID funded programs and activities may be assessed and only in an amount proportional to the relative special benefits expected to be received.

Supplemental Article XIIIID Section 4(b) California Constitution

Proposition 218 Procedures and Requirements

Proposition 218, approved by the voters of California in November of 1996, adds a supplemental array of procedures and requirements to be carried out prior to levying a property-based assessment like the GSPBID. These requirements are in addition to requirements imposed by State and local assessment enabling laws. These requirements were “charted” into law as Article XIIIID Section 4(b) of the California Constitution.

Since Article XIIIID provisions will affect all subsequent calculations to be made in the final assessment formula for the GSPBID, these supplemental requirements will be taken into account. The key provisions of Article XIIIID along with a description of how the GSPBID complies with each of these provisions are delineated below.

(Note: All section references below pertain to Article XIII of the California Constitution):

Finding 1. From Section 4(a): “Identify all parcels which will have a special benefit conferred upon them and upon which an assessment will be imposed”

District Boundaries

Setting: The proposed Greater South Park Business Improvement District is being renewed and expanded to include an area known as the South Park II BID. It is located in the southwest section of Downtown Los Angeles, and is bounded by three existing Business Improvement Districts (BIDs): the Downtown Center BID, the Historic Downtown Los Angeles BID and the Los Angeles Fashion District BID, and two freeways: the Harbor (110) Freeway and the Santa Monica (10) Freeway.

District Boundary Description: The proposed renewed District is bounded by three existing Business Improvement Districts (BIDs) and two freeways: the Harbor (110) Freeway and the Santa Monica (10) Freeway. State PBID Law (Streets and Highways Code Section 36622) declares that: “The boundaries of a proposed property assessment district shall not overlap with the boundaries of another existing property assessment district created pursuant to this part.” To the north, the proposed renewed District is bounded by the Downtown Center BID and the Historic Downtown Los Angeles BID. To the east, the proposed renewed District is bounded by the Los Angeles Fashion District BID. To the west, the District is bounded by the Harbor (110) Freeway, which both visually and physically separates the proposed renewed District from the neighborhood located west of the 110 Freeway. To the south, the District is bounded by the Santa Monica (10) Freeway and 17th Street (freeway frontage road) which both visually and physically separates the proposed renewed District from the neighborhood located south of the 10 Freeway. All parcels excluded from the proposed renewed District either lie within an existing BID, or lie west of the 110 Freeway or south of the 10 Freeway. The boundary of the proposed renewed District and parcels within it are shown on the map of the District in Appendix 2 attached to this Report. The District includes all parcels within the detailed boundaries described below.

True Point of Beginning: Beginning at the northwest corner of the District, at the intersection of the eastern edge of the 110 (Harbor) Freeway right-of-way and the centerline of James M. Wood Boulevard (9th Street), and continuing along said centerline of James M. Wood Boulevard and 9th Street to the centerline of Flower Street; thence south along said centerline of Flower Street to the centerline of Olympic Boulevard; thence east along Olympic Boulevard to the centerline of the said unnamed alley that runs parallel to and between Hill Street and Broadway; thence south along said centerline of the unnamed alley that runs parallel to and between Hill Street and Broadway to the centerline of 11th Street; thence east along said centerline of 11th Street to the centerline of the unnamed alley that runs parallel to and between Broadway and Main Street; thence south along said centerline of the said unnamed alley that runs parallel to and between Broadway and Main Street to the centerline of 12th Street; thence east along said centerline of 12th Street to the centerline of Main Street; thence south along said centerline of Main Street to the easterly prolongation of the south property line of APN 5139026012; thence west along said south property line of said APN 5139026012 to its intersection with the east property line of APN 5139026004; thence south along said east property line of said APN 5139026004 and continuing south along the east property lines of APN 5139026007, APN 5133010017, APN 5133010008, APN 5133010014, APN 5133009002, APN 5133009008, APN 5133008005, APN 5133008008, APN 5133007008, APN 5133007006, APN 5133006006 and APN 5133006005 to the centerline of 17th Street; thence west along said centerline

GREATER SOUTH PARK BID RENEWAL – ASSESSMENT ENGINEER’S REPORT

of 17th Street to the easterly prolongation of the south property line of APN 5134008006 and continuing along said property line of said APN 5134008006, APN 5134008005, APN 5134008004, APN 5134007016 and APN 5134007018 to the intersection of said APN 5134007018 with the eastern edge of the Harbor (110) Freeway; thence north along said eastern edge of the Harbor (110) Freeway to the intersection of said eastern edge of the Harbor (110) Freeway with the centerline of LA Live Way; thence north along said centerline of LA Live Way to its intersection with said eastern edge of said Harbor (110) Freeway; thence north along said eastern edge of the Harbor (110) Freeway to the True Point of Beginning.

There are five zones within the District. The exterior perimeter boundaries of Zones 1, 2, 3, 4 and 5 are more specifically described as follows:

Benefit Zone 1 Description

Beginning at the northwest corner of Zone 1, at the intersection of the eastern edge of the Harbor (110) Freeway and the centerline of Olympic Boulevard; thence east along said centerline of Olympic Boulevard to the centerline of Figueroa Street; thence south along said centerline of Figueroa Street to the easterly prolongation of the south property line of APN 5138016913; thence west along said south property line of said APN 5138016913 to the intersection of said south property line of said APN 5138016913 with the west property line of said APN 5138016913; thence north along the western property line of said APN 5138016913 to the centerline of Chick Hearn Court; thence west along said centerline of Chick Hearn Court to the intersection of said centerline of Chick Hearn Court with the eastern edge of the Harbor (110) Freeway, thence north along said eastern edge of the Harbor (110) Freeway to the intersection of said eastern edge of the Harbor (110) Freeway with said centerline of Olympic Boulevard.

Benefit Zone 2 Description

Beginning at the northwest corner of Zone 2, at the intersection of the eastern edge of the Harbor (110) Freeway and the centerline of Chick Hearn Court; thence east along said centerline of Chick Hearn Court to the northerly prolongation of the eastern property line of APN 5138016912; thence south along said eastern property line of said APN 5138016912 and continuing south along the eastern property line of APN 5134007933 to the intersection of the southerly prolongation of said eastern property line of APN 5134007933 with the centerline of Venice Boulevard; thence west along said centerline of Venice Boulevard to its intersection with said centerline with LA Live Way; thence north along said centerline of LA Live Way to the centerline of Chick Hearn Court.

Benefit Zone 3 Description

Beginning at the northwest corner of Zone 3 (aka the True Point of Beginning), at the intersection of the eastern edge of the 110 (Harbor) Freeway and the centerline of James M. Wood Boulevard (9th Street), and continuing along said centerline of James M. Wood Boulevard and 9th Street to the intersection of 9th Street with the easterly prolongation of the north property line of APN 5138018027; thence east along said north property line of said APN 5138018027 to its intersection with the west property line of said APN 5138018027; thence south along said west property line of said APN 5138018027 and continuing south along the west property line of APN 5138002029, APN 5138002019, APN 5138002031, APN 5138012024, APN 5138012023, APN 5138012007, APN 5138012008, APN 5138012009,

GREATER SOUTH PARK BID RENEWAL – ASSESSMENT ENGINEER’S REPORT

APN 5138012010, APN 5138012011 and APN 5138012012 to the intersection of the southerly prolongation of the west property line of said APN 5138012012 with the centerline of 11th Street; thence east along said centerline of 11th Street to the intersection of said centerline of 11th Street with the centerline of Flower Street; thence south along said centerline of Flower Street to the intersection of said centerline of Flower Street with the centerline of Pico Boulevard; thence east along said centerline of Pico Boulevard to the intersection of said centerline of Pico Boulevard with the northerly prolongation of the eastern property line of APN 5134010023; thence south along said eastern property line of said APN 5134010023 to the intersection of the southerly prolongation of said APN 5134010023 with the centerline of Cameron Lane; thence west along said centerline of Cameron Lane to the centerline of Lebanon Street; thence south along said centerline of Lebanon Street to the intersection of said centerline of Lebanon Street with the northern edge of the Santa Monica (10) Freeway; thence west along the northern edge of the Santa Monica (10) Freeway to its intersection with the centerline of Venice Boulevard; thence east along said centerline of Venice Boulevard to the centerline of Figueroa Street; thence north along said centerline of Figueroa Street to the centerline of Olympic Boulevard; thence west along said centerline of Olympic Boulevard to the intersection of said centerline of Olympic Boulevard with the eastern edge of the Harbor (110) Freeway; thence north along said eastern edge of the Harbor (110) Freeway to said intersection of the eastern edge of the 110 (Harbor) Freeway and the centerline of James M. Wood Boulevard (9th Street.)

Benefit Zone 4 Description

Beginning at the northwest corner of Zone 4, at the intersection of the centerline of Figueroa Street and the centerline of 9th Street, and continuing east along said centerline of 9th Street to its intersection with the centerline of Flower Street; thence south along said centerline of Flower Street to its intersection with the centerline of Olympic Boulevard; thence east along said centerline of Olympic Boulevard to its intersection with the centerline of Margo Street (an alley); thence south along said centerline of Margo Street to its intersection with the centerline of 14th Street; thence east along said centerline of 14th Street to its intersection with the centerline of Olive Street; thence south along said centerline of Olive Street to its intersection with the centerline of 15th Street; thence east along said centerline of 15th Street to its intersection with the centerline of Hill Street; thence south along said centerline of Hill Street to its intersection with the centerline of Venice Boulevard; thence west along said centerline of Venice Boulevard to its intersection with the centerline of 17th Street; thence west along said centerline of 17th Street to its intersection with the northern edge of the Santa Monica (10) Freeway; thence east along said northern edge of the Santa Monica (10) Freeway to its intersection with the centerline of Lebanon Street (an alley); thence north along said centerline of Lebanon Street to its intersection with Cameron Lane (an alley); thence east along said centerline of Cameron Lane to its intersection with the southerly prolongation of the western property line of APN 5134010004; thence north along said western property line of said APN 5134010004 to the centerline of Pico Boulevard; thence east along said centerline of Pico Boulevard to its intersection with the centerline of Flower Street; thence north along said centerline of Flower Street to its intersection with the centerline of Chick Hearn Court (aka 11th Street); thence west along said centerline of Chick Hearn Court to the southerly prolongation of the western property line of APN 5138012032; thence north along said western property line of said APN 5138012032, and continuing along the western property lines of APN 5138012030, APN 5138012026, APN 5138012017, APN 5138012016,

GREATER SOUTH PARK BID RENEWAL – ASSESSMENT ENGINEER’S REPORT

APN 5138012015, APN 5138012014, APN 5138012013, APN 5138012002, and APN 5138002030 to its intersection with the southern property line of APN 5138018027; thence east along said southern property line of said APN 5138018027 to its intersection with the eastern property line of said APN 5138018027; thence north along said eastern property line of said APN 5138018027 to its intersection with the northern property line of said APN 5138018027; thence west along said northern property line of said APN 5138018027 to its intersection with the centerline of Figueroa Street; thence north along said centerline of Figueroa Street to its intersection with the centerline of 9th Street.

Benefit Zone 5 Description

Beginning at the northwest corner of Zone 5, at the intersection of the centerline of Olympic Boulevard and the centerline of Margo Street (an alley), and continuing east along said centerline of Olympic Boulevard to its intersection with the centerline of Blackstone Court (an alley); thence south along said centerline of Blackstone Court to its intersection with the centerline of 11th Street; thence east along said centerline of 11th Street to its intersection with an unnamed alley that runs parallel to and between Broadway and Main Street; thence south along said centerline of said unnamed alley that runs parallel to and between Broadway and Main Street to its intersection with the centerline of 12th Street; thence east along said centerline of 12th Street to its intersection with the centerline of Main Street; thence south along said centerline of Main Street to its intersection with the easterly prolongation of the southern property line of APN 5139026012; thence west along said south property line of said APN 5139026012 to its intersection with the east property line of APN 5139026004; thence south along said east property line of said APN 5139026004 and continuing south along the east property lines of APN 5139026007, APN 5133010017, APN 5133010008, APN 5133010014, APN 5133009002, APN 5133009008, APN 5133008005, APN 5133008008, APN 5133007008, APN 5133007006, APN 5133006006 and APN 5133006005 to the centerline of 17th Street; thence west along said centerline of 17th Street to its intersection with the centerline of Olive Street; thence north along said centerline of Olive Street to its intersection with the centerline of Venice Boulevard; thence east along said centerline of Venice Boulevard to its intersection with the centerline of Hill Street; thence north along said centerline of Hill Street to its intersection with the centerline of 15th Street; thence west along said centerline of 15th Street to its intersection with the centerline of Olive Street; thence north along said centerline of Olive Street to its intersection with the centerline of 14th Street; thence west along said centerline of 14th Street to its intersection with the centerline of Margo Street; thence north along said centerline of Margo Street to its intersection with the centerline of Olympic Boulevard.

District Boundary Rationale: In 2002, a group of property owners expressed interest in forming a new business improvement district (BID) in the western portion of a Downtown Los Angeles neighborhood known as South Park. The Greater South Park BID was approved by the City Council in 2004 and District services began in 2005. A decade later, in 2013, a group of property owners expressed interest in forming a new business improvement district (BID) in the eastern portion of South Park. The South Park II BID was approved by the Los Angeles City Council in 2015, and District services began in 2016. Both BIDs developed their budget, assessments and services based on a series of meetings with property owners within the District area. The Greater South Park BID is renewing and expanding to include the South Park II BID area; collectively, they comprise the entire Downtown Los Angeles neighborhood known as (Greater) South Park.

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The proposed renewed District is located in the southwest section of Downtown Los Angeles, and is bounded by three other existing Business Improvement Districts (BIDs): the Downtown Center BID, the Historic Downtown Los Angeles BID and the Los Angeles Fashion District BID, and two freeways: the Harbor (110) Freeway and the Santa Monica (10) Freeway. The proposed renewed District generally includes all properties between 9th Street/Olympic Boulevard on the north, 17th Street/Santa Monica (10) Freeway on the south and an irregular eastern boundary formed principally by an alley between Broadway and Main Streets. The eastern boundary of the District abuts and precisely conforms to the western boundary of the Los Angeles Fashion District BID (another property-based BID that was formed prior to the establishment of this District.) The District includes north-south corridors along Figueroa Street, Flower Street, Hope Street, Grand Avenue, Olive Street, Hill Street and Broadway, and east-west corridors along 9th Street, Olympic Boulevard, 11th Street, 12th Street, Pico Boulevard, 14th Place, 14th Street, 15th Street, Venice Boulevard and 17th Street.

Zone Boundary Rationale: There are five benefit zones within the proposed renewed District. The rationale for the boundaries of Zones 1, 2, 3, 4 and 5 are more specifically described as follows:

Benefit Zone 1 Rationale:

Zone 1 represents all identified assessed parcels within the Staples Center and LA Live/Nokia Center parcels. The need for a higher frequency of services is based upon the high density sports facility, tourism related, entertainment related and activities that require daily special benefit services to respond to the needs of each of these identified assessed parcels to mitigate the impact of high volumes of visitors and sports facility patrons. The residential condos within Benefit Zone 1 will derive a different type and higher frequency of special benefit services as articulated in the explanation on p. 18.

Benefit Zone 1 identified assessed parcels will pay assessments totaling \$500,598.98 or 20.12% of the overall renewed District first year revenues due to the fact that they have the greatest need due to the intensification of land use including sports facilities, hotels, restaurants, retail, residential and their proximity to Figueroa Street and the freeway off ramps.

Benefit Zone 2 Rationale:

Zone 2 identified assessed parcels are to be found in the immediate area owned and operated by the Los Angeles Convention Center. These parcels are generally bounded by the Harbor (110) Freeway from Chick Hearn Court to the Santa Monica (10) Freeway and along Venice Boulevard from the Santa Monica (10) Freeway to Figueroa Street. The Convention Center requires special benefit services delivered only on their periphery based upon the usage of the Center for various Conventions throughout the year. Special benefit services will be provided along the periphery of the Convention Center, particularly along Figueroa Street, scheduled to coincide with the size of the various Conventions and special events that are held at the Center. When Conventions are not using the Center, sidewalk sweeping services will be provided regularly along the periphery of the Convention Center identified assessed parcels including the following streets: Figueroa Street, Venice Boulevard, LA Live Way, Chick Hearn Court, Pico Boulevard between Figueroa Street and the 110 Freeway, except parcel number 5138-016-913, which is operated by the Staples Center.

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Benefit Zone 2 identified assessed parcels will pay assessments totaling \$89,120.59 or 3.58% of the overall renewed District first year revenues. Services will be provided as needed based upon budget limitations.

Benefit Zone 3 Rationale:

Zone 3 includes almost exclusively commercially zoned parcels abutting Staples Center and LA Live, oriented along the east side of Figueroa Street and the north side of Olympic Boulevard. These parcels experience intense pedestrian and commercial activity. Many Zone 3 parcel uses relate very directly to the Staples Center, LA Live and/or the Convention Center. Zone 3 identified assessed parcels have programs and services at a lower frequency than those in Benefit Zone 1. "Regular "sidewalk operations" services shall be allocated to these identified assessed parcels at a frequency less than Zone 1. These identified assessed parcels are located along the north side of Olympic Boulevard between the Santa Monica (10) Freeway and Figueroa Street. Benefit Zone 3 parcels also include those identified assessed parcels that front along Figueroa Street from the southern corners of the intersection of James W. Wood Boulevard and 9th Street running southward along the east side of Figueroa up to the Santa Monica (10) freeway. The residential condo identified assessed parcels within Benefit Zone 3 (where they are sporadically concentrated) will derive a different type and higher frequency of special benefit services as articulated in the explanation on p. 18.

Benefit Zone 3 identified assessed parcels will pay assessments totaling \$451,059.00 or 18.13% of the overall renewed District first year revenues. Services will be provided as needed based upon budget limitations.

Benefit Zone 4 Rationale:

Zone 4 includes a mix of commercially zoned parcels and high-density residentially zoned parcels (most of which have ground-floor commercial uses and/or parking) oriented along the north-south corridors of Flower Street, Hope Street and Grand Avenue. Zone 4 identified assessed parcels have programs and services at a lower frequency relative to Benefit Zones 1 and 3, based upon the lower demand of the identified assessed commercial, industrial, public and vacant parcels fronting along the public rights of way. The residential condo identified assessed parcels within Benefit Zone 4 (where they are highly concentrated) will derive a different type and higher frequency of special benefit services as articulated in the explanation on p. 18. Otherwise the identified assessed institutional public, industrial, commercial and residential rental parcels will receive special benefit services based upon a lower frequency of services than Benefit Zones 1, 3 and 4.

Benefit Zone 4 identified assessed parcels will pay assessments totaling, \$1,007,921.59 or 40.52% of the overall renewed District first year revenues. Of this total, the residential condo unit parcels make up \$441,661.39 or 43.82% of the total assessments paid within this benefit zone. It is due to this high concentration of residential condo identified assessed parcels that the enhanced clean & safe services are primarily allocated within this benefit zone - to provide proportional benefit based upon the assessments generated for these special benefit services. Services will be provided as needed based upon budget limitations.

Benefit Zone 5 Rationale:

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Zone 5 includes a mix of commercially zoned parcels and high-density residentially zoned parcels (many of which have ground-floor commercial uses and/or parking) oriented along the north-south corridors of Olive Street, Hill Street and Broadway. Zone 5 identified assessed parcels have programs and services at a lower frequency relative to Benefit Zones 1, 3 and 4, based upon the lower demand of the identified assessed commercial, industrial, public and vacant parcels fronting along the public rights of way. The public, industrial, commercial and residential rental properties will receive special benefit services based upon a lower frequency of services than Benefit Zones 1, 2, 3 and 4.

Benefit Zone 5 identified assessed parcels will pay assessments totaling, \$439,066.29 or 17.65% of the overall renewed District first year revenuesServices will be provided as needed based upon budget limitations.

A list of all parcels included in the proposed renewed GSPBID is shown as Appendix 1, attached to this Report with their respective Los Angeles County assessor parcel number. The boundary of the proposed renewed GSPBID and benefit zones are shown on the map of the proposed renewed GSPBID attached as Appendix 2 to this Report.

All identified assessed parcels within the above-described boundaries shall be assessed to fund supplemental special benefit programs, services and improvements as outlined in this Plan and in the Assessment Engineer’s Report. All GSPBID funded services, programs and improvements provided within the above described boundaries shall confer special benefit to identified assessed parcels inside the District boundaries and none will be provided outside of the District. Each assessed parcel within the GSPBID will proportionately specially benefit from the District funded programs and services such as supplemental Clean & Safe, Administration & Management, and Marketing & District Identity. These services, programs and improvements are intended to improve commerce, employment, rents and occupancy rates and investment return of individually assessed parcels and businesses on them within the GSPBID. The GSPBID confers special benefits on each and every individually assessed parcel by reducing crime, improving aesthetics and professionally marketing goods and services available from individually assessed parcels and the businesses on them within the District, all considered necessary in a competitive properly managed mixed-use business district. All District funded services programs and improvements are considered supplemental, above normal base level services provided by the City of Los Angeles and are only provided for the special benefit of assessed parcels within the boundaries of the proposed renewed GSPBID.

The District includes 2,047 parcels of which 2,044 are identified as assessable within five Benefit Zones and which are listed in the Assessment Roll included as Appendix 1. For further information, a District Boundary Map showing benefit zones is included as Appendix 2.

Finding 2. From Section 4(a): “Separate general benefits (if any) from the special benefits conferred on parcel(s). Only special benefits are assessable. “

QUANTITATIVE BENEFIT ANALYSIS

As stipulated in Article XIIIID Section 4(b) of the California Constitution, assessment district programs

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and activities confer a combination of general and special benefits to properties, but the only program benefits that can be assessed are those that provide special benefit to the assessed properties. For the purposes of this analysis, a “general benefit” is hereby defined as: “A benefit to properties in the area and in the surrounding community or benefit to the public in general resulting from the improvement, activity, or service to be provided by the assessment levied”. “Special benefit” as defined by the California State Constitution means a distinct benefit over and above general benefits conferred on real property located in the district or to the public at large.

The property uses within the boundaries of the PBID that will receive special benefits from PBID funded programs and services are currently a mix of general commercial, retail, office, entertainment, industrial, parking, residential and government facilities. Services, programs and improvements provided and funded by the PBID (i.e. Clean & Safe, Administration & Management, and Marketing & District Identity) are primarily designed to provide special benefits to identified assessed parcels and the array of land uses within the boundaries of the GSPBID as described in the Work Plan Details starting on page 17 of this Report.

The proposed PBID programs, improvements and services and Year 1 – 2018 budget allocation by Zone are shown in the Table below:

Year 1 – 2018 District Special Benefit Budget By Zone (Assessment Revenue Only)

<u>YEAR 1 - 2018</u>							
WORK PLAN CATEGORY	ZONE 1	ZONE 2	ZONE 3	ZONE 4	ZONE 5	TOTAL	%
CLEAN & SAFE	\$330,395.33	\$58,819.59	\$297,698.94	\$665,228.25	\$289,783.75	\$1,641,925.86	66%
ADMINISTRATION/MGMT	\$75,089.85	\$13,368.09	\$67,658.85	\$151,188.24	\$65,859.94	\$373,164.97	15%
MARKETING & DISTRICT ID	\$95,113.81	\$16,932.91	\$85,701.21	\$191,505.10	\$83,422.60	\$472,675.63	19%
TOTAL	\$500,598.98	\$89,120.59	\$451,059.00	\$1,007,921.59	\$439,066.29	\$2,487,766.45	100%

The special benefits conferred on assessed parcels within the GSPBID are particular and distinct to each and every identified assessed parcel within the GSPBID and are not provided to non-assessed parcels outside of the GSPBID. These programs, services and improvements will only be provided to each individual assessed parcel within the PBID boundaries and, in turn, confer proportionate “special benefits” to each assessed parcel.

In the case of the GSPBID, the very nature of the purpose of this GSPBID is to fund supplemental programs, services and improvements to assessed parcels within the PBID boundaries above and beyond what is being currently funded either via normal tax supported methods or other funding sources. The City of Los Angeles does not provide these programs and services. All benefits derived from the assessments to be levied on assessed parcels within the PBID are for services, programs and improvements directly benefiting each individual assessed parcel within the PBID. No PBID funded services, activities or programs will be provided outside of the PBID boundaries.

While every attempt is made to provide PBID services and programs to confer benefits only to those identified assessed parcels within the PBID, the California State Constitution was amended via Proposition 218 to stipulate that general benefits exist, either by design or unintentional, in all assessment districts and that a portion of the program costs must be considered attributable to general benefits and

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assigned a value. General benefits cannot be funded by assessment revenues. General benefits might be conferred on parcels within the GSPBID, or “spillover” onto parcels surrounding the GSPBID, or to the public at large who might be passing through the GSPBID with no intention of transacting business within the GSPBID or interest in the GSPBID itself.

Empirical assessment engineering analysis throughout California has found that general benefits within a given business improvement district tend to range from 2-6% of the total costs. There are three methods that have been used by this Engineer for determining general and special benefit values within assessment districts:

- (1) The parcel by parcel allocation method
- (2) The program/activity line item allocation method, and
- (3) The composite district overlay determinant method.

A majority of PBIDs in California for which this Assessment Engineer has provided assessment engineering services since the enactment of Proposition 218, (Article XIIIID Section 4(b) of the California Constitution) have used Method #3, the composite district overlay determinant method which will be used for the GSPBID. This method of computing the value of general benefit involves a composite of three distinct types of general benefit – general benefit to assessed parcels within the GSPBID, general benefit to the public at large within the GSPBID and general benefit to parcels outside the GSPBID.

General Benefit – Assessed Parcels within District

BID funded programs are narrowly designed and carefully implemented to specially benefit the assessed District parcels and are only provided for the special benefit to each and every assessed parcel within the District. It is the opinion of this Engineer, based on over 30 years of professional assessment engineering experience, that in the GSPBID, 100% of benefits conferred on assessed parcels within the District are distinct and special and that the general benefits conferred on assessed parcels within the GSPBID is 0%. This is because the GSPBID funded programs and services for assessed parcels in the GSPBID are specially geared to the unique needs of each assessed parcel within the GSPBID and are directed specially only to these assessed parcels within the BID. This concept is further reinforced by the proportionality of special benefits conferred on each assessed parcel within the District as determined by the special benefit assessment formula as it is applied to the unique and varying property characteristics unique to each assessed parcel.

General Benefit - Public At Large

While the GSPBID funded programs are narrowly designed and carefully implemented to specially benefit the assessed District parcels and are only provided for the special benefit to each and every assessed parcel within the District, these PBID funded programs may also provide an incidental general benefit to the public at large within the District. Assessment Engineering experience in California has found that generally over 95% of people moving about within PBID boundaries are engaged in business related to assessed parcels and businesses contained on them within the District, while the public at large “just passing through” is typically much less than 5%. Based on this experience curve and the focused nature of the proposed renewed GSPBID funded programs and over 30 years of assessment engineering

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experience, it is the opinion of this Engineer that a general benefit factor of 0.01 (1%) of GSPBID funded special benefit program costs that might provide an immediate general benefit to the public at large will be applied to these applicable program costs in order to compute the dollar and percent value of general benefits to the public at large. It is the opinion of this Engineer that the programs that may provide immediate general benefits to the public at large are “Clean and Safe”. The dollar value of this general benefit type equates to \$10,836.71 as delineated in the Table below.

	A	B	C	D	E
Program Element	Dollar Allocation	% Allocation of Special Benefit Cost	General Benefit Factor	General Benefit Percent (B x C)	General Benefit Value (D x A)
Clean and Safe Services	\$1,641,925.86	66.00%	0.01	0.66%	\$10,836.71

General Benefits – Outside Parcels

While District programs and services will not be provided directly to parcels outside the District boundaries, it is reasonable to conclude that District services may confer an indirect general benefit on parcels immediately adjacent to the District boundaries. An inventory of the District boundaries finds that the District is surrounded by 64 parcels, of which 61 are located within existing PBIDs immediately adjacent to or across a street or alley from the proposed GSPBID (14 parcels within the Downtown Center BID, 1 parcel within the Historic Core BID and 46 parcels within the Fashion District BID). There are 3 parcels west of LA Live Way, the western boundary of the proposed renewed GSPBID and east of the 110 Freeway that are not included in the GSPBID. It is noted that there are 3 non-identified (i.e. not assessed) publicly owned parcels within the proposed GSPBID. The area lying south of the southern boundary of the proposed GSPBID (south of 17th Street) is State owned right of way land for the elevated Santa Monica (10) Freeway. This area south of 17th Street is not subdivided into assessor parcels and is not included in the GSPBID. Further, the area lying west of the western boundary of the proposed GSPBID between Chick Hearn Court and James M Wood Boulevard is State owned right of way land for the elevated Harbor (110) Freeway. This area west of the western boundary of the proposed GSPBID is not subdivided into assessor parcels and is not included in the GSPBID.

Please see pages 23-25 for more detailed discussion regarding assessments on publicly owned parcels within the proposed renewed GSPBID.

The 61 parcels outside the District boundaries within other BIDs plus the 3 parcels outside the District boundaries not in other BIDs, plus the 3 non-identified parcels within and immediately adjacent to assessed parcels within the District can reasonably be assumed to receive some indirect general benefit as a result of BID funded programs, services and improvements. Based on over 30 years of assessment engineering experience, it is the opinion of this Engineer that a benefit factor of 1.0 be attributed to the 2,044 identified assessed parcels within the District; a benefit factor of 0.10 be attributed to general benefits conferred on the 3 non-identified parcels within the proposed renewed GSPBID; and, a benefit factor of 0.01 be attributed to general benefits conferred on the 61 parcels located in other existing BIDs immediately adjacent to or across the street from assessed parcels within the GSPBID, and a benefit factor of 0.05 be attributed to general benefits conferred on the 3 parcels across the street from assessed parcels within the GSPBID. The cumulative dollar value of this general benefit type equates to \$1,289.33 (\$365.89 +\$741.74 + \$181.70) as delineated in the Table below.

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Parcel Type	Quantity	Benefit Factor	Benefit Units	Benefit Percent	Benefit Value
Identified assessed parcels in the District	2,044	1.00	2,044	99.9482%	\$2,487,766.45
Non-identified parcels within the District	3	0.10	0.30	0.0147%	\$365.89
Parcels outside of District in other BIDs	61	0.01	0.61	0.0298%	\$741.74
Parcels outside the District, not in other BIDs	3	0.05	0.15	0.0073%	\$181.70
TOTAL			2,045.06	100.00%	\$2,489,055.78

Composite General Benefit

Based on the general benefit values delineated in the three sections above, the total value of general benefits conferred on assessed parcels within the District, the public at large and parcels outside the District equates to \$12,126.04 (\$10,836.71 + \$1,289.33) or 0.4851%. For the purposes of this benefit analysis, the 0.4851% general benefit value will be rounded up to 0.5% with a dollar value of \$12,501.34. This leaves a value of 99.5% assigned to special benefit related costs. The general benefit value of \$12,501.34 when added to the special benefit value of \$2,487,766.45 (Year 1 –2018 assessments) equates to a total Year 1 – 2018 program cost of \$2,500,267.79. Remaining costs that are attributed to general benefits, will need to be derived from other sources. A comparison of special and general benefit funding sources is shown in the Table on page 33 of this Report.

A breakdown of projected special and general benefit costs by benefit zone for each year of the 5-year renewal term is shown in the following Table:

5 Year Special + General Benefit Costs By Zone

SPECIAL + GENERAL BENEFIT COSTS BY CATEGORY & ZONE				
YEAR 1 - 2018	Clean & Safe	Admin/Mgmt	Mktg/D.I.	Total
ZONE 1				
Special Benefit Cost	\$330,395.33	\$75,089.85	\$95,113.81	\$500,598.98
General Benefit Cost	\$1,660.28	\$377.34	\$477.96	\$2,515.57
Sub Total Costs	\$332,055.60	\$75,467.18	\$95,591.77	\$503,114.55
ZONE 2				
Special Benefit Cost	\$58,819.59	\$13,368.09	\$16,932.91	\$89,120.59
General Benefit Cost	\$295.58	\$67.18	\$85.09	\$447.84
Sub Total Costs	\$59,115.17	\$13,435.26	\$17,018.00	\$89,568.43
ZONE 3				
Special Benefit Cost	\$297,698.94	\$67,658.85	\$85,701.21	\$451,059.00
General Benefit Cost	\$1,495.97	\$339.99	\$430.66	\$2,266.63
Sub Total Costs	\$299,194.91	\$67,998.84	\$86,131.87	\$453,325.63
ZONE 4				
Special Benefit Cost	\$665,228.25	\$151,188.24	\$191,505.10	\$1,007,921.59
General Benefit Cost	\$3,342.86	\$759.74	\$962.34	\$5,064.93
Sub Total Costs	\$668,571.11	\$151,947.98	\$192,467.44	\$1,012,986.52
ZONE 5				
Special Benefit Cost	\$289,783.75	\$65,859.94	\$83,422.60	\$439,066.29
General Benefit Cost	\$1,456.20	\$330.95	\$419.21	\$2,206.36
Sub Total Costs	\$291,239.95	\$66,190.90	\$83,841.80	\$441,272.65

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Total Yr 1 Special Benefit Costs	\$1,641,925.86	\$373,164.97	\$472,675.63	\$2,487,766.45
Total Yr 1 General Benefit Costs	\$8,250.88	\$1,875.20	\$2,375.25	\$12,501.34
TOTAL YR 1 - 2018 COSTS	\$1,650,176.74	\$375,040.17	\$475,050.88	\$2,500,267.79
YEAR 2 - 2019				
ZONE 1	Clean & Safe	Admin/Mgmt	Mktg/D.I.	Total
Special Benefit Cost	\$346,915.09	\$78,844.34	\$99,869.50	\$525,628.93
General Benefit Cost	\$1,743.29	\$396.20	\$501.86	\$2,641.35
Sub Total Costs	\$348,658.39	\$79,240.54	\$100,371.35	\$528,270.28
ZONE 2				
Special Benefit Cost	\$61,760.57	\$14,036.49	\$17,779.56	\$93,576.62
General Benefit Cost	\$310.35	\$70.54	\$89.34	\$470.23
Sub Total Costs	\$62,070.92	\$14,107.03	\$17,868.90	\$94,046.85
ZONE 3				
Special Benefit Cost	\$312,583.89	\$71,041.79	\$89,986.27	\$473,611.95
General Benefit Cost	\$1,570.77	\$356.99	\$452.19	\$2,379.96
Sub Total Costs	\$314,154.66	\$71,398.79	\$90,438.46	\$475,991.91
ZONE 4				
Special Benefit Cost	\$698,489.66	\$158,747.65	\$201,080.36	\$1,058,317.67
General Benefit Cost	\$3,510.00	\$797.73	\$1,010.45	\$5,318.18
Sub Total Costs	\$701,999.66	\$159,545.38	\$202,090.81	\$1,063,635.85
ZONE 5				
Special Benefit Cost	\$304,272.94	\$69,152.94	\$87,593.72	\$461,019.60
General Benefit Cost	\$1,529.01	\$347.50	\$440.17	\$2,316.68
Sub Total Costs	\$305,801.95	\$69,500.44	\$88,033.89	\$463,336.29
TOTAL YR 2 Special Benefit Costs	\$1,724,022.15	\$391,823.22	\$496,309.41	\$2,612,154.77
TOTAL YR 2 General Benefit Costs	\$8,663.43	\$1,968.96	\$2,494.02	\$13,126.41
TOTAL YR 2 - 2019 COSTS	\$1,732,685.58	\$393,792.18	\$498,803.42	\$2,625,281.18
YEAR 3 - 2020				
ZONE 1	Clean & Safe	Admin/Mgmt	Mktg/D.I.	Total
Special Benefit Cost	\$364,260.85	\$82,786.56	\$104,862.97	\$551,910.38
General Benefit Cost	\$1,830.46	\$416.01	\$526.95	\$2,773.42
Sub Total Costs	\$366,091.30	\$83,202.57	\$105,389.92	\$554,683.79
ZONE 2				
Special Benefit Cost	\$64,848.60	\$14,738.32	\$18,668.54	\$98,255.45
General Benefit Cost	\$325.87	\$74.06	\$93.81	\$493.75
Sub Total Costs	\$65,174.47	\$14,812.38	\$18,762.35	\$98,749.20
ZONE 3				
Special Benefit Cost	\$328,213.08	\$74,593.88	\$94,485.58	\$497,292.55
General Benefit Cost	\$1,649.31	\$374.84	\$474.80	\$2,498.96
Sub Total Costs	\$329,862.39	\$74,968.73	\$94,960.39	\$499,791.51
ZONE 4				
Special Benefit Cost	\$733,414.14	\$166,685.03	\$211,134.38	\$1,111,233.55
General Benefit Cost	\$3,685.50	\$837.61	\$1,060.98	\$5,584.09
Sub Total Costs	\$737,099.64	\$167,522.65	\$212,195.35	\$1,116,817.64

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<u>ZONE 5</u>				
Special Benefit Cost	\$319,486.59	\$72,610.59	\$91,973.41	\$484,070.58
General Benefit Cost	\$1,605.46	\$364.88	\$462.18	\$2,432.52
Sub Total Costs	\$321,092.05	\$72,975.47	\$92,435.59	\$486,503.10
TOTAL YR 3 Special Benefit Costs	\$1,810,223.26	\$411,414.38	\$521,124.88	\$2,742,762.51
TOTAL YR 3 General Benefit Costs	\$9,096.60	\$2,067.41	\$2,618.72	\$13,782.73
TOTAL YR 3 - 2020 COSTS	\$1,819,319.86	\$413,481.79	\$523,743.60	\$2,756,545.24
<u>YEAR 4 - 2021</u>				
<u>ZONE 1</u>				
Clean & Safe	Admin/Mgmt	Mktg/D.I.	Total	
Special Benefit Cost	\$382,473.89	\$86,925.88	\$110,106.12	\$579,505.89
General Benefit Cost	\$1,921.98	\$436.81	\$553.30	\$2,912.09
Sub Total Costs	\$384,395.87	\$87,362.70	\$110,659.42	\$582,417.98
<u>ZONE 2</u>				
Special Benefit Cost	\$68,091.03	\$15,475.23	\$19,601.96	\$103,168.22
General Benefit Cost	\$342.17	\$77.76	\$98.50	\$518.43
Sub Total Costs	\$68,433.19	\$15,553.00	\$19,700.46	\$103,686.66
<u>ZONE 3</u>				
Special Benefit Cost	\$344,623.74	\$78,323.58	\$99,209.86	\$522,157.17
General Benefit Cost	\$1,731.78	\$393.59	\$498.54	\$2,623.91
Sub Total Costs	\$346,355.51	\$78,717.16	\$99,708.41	\$524,781.08
<u>ZONE 4</u>				
Special Benefit Cost	\$770,084.85	\$175,019.28	\$221,691.09	\$1,166,795.23
General Benefit Cost	\$3,869.77	\$879.49	\$1,114.03	\$5,863.29
Sub Total Costs	\$773,954.63	\$175,898.78	\$222,805.12	\$1,172,658.52
<u>ZONE 5</u>				
Special Benefit Cost	\$335,460.92	\$76,241.12	\$96,572.08	\$508,274.11
General Benefit Cost	\$1,685.73	\$383.12	\$485.29	\$2,554.14
Sub Total Costs	\$337,146.65	\$76,624.24	\$97,057.37	\$510,828.26
TOTAL YR 4 Special Benefit Costs	\$1,900,734.42	\$431,985.10	\$547,181.12	\$2,879,900.64
TOTAL YR 4 General Benefit Costs	\$9,551.43	\$2,170.78	\$2,749.65	\$14,471.86
TOTAL YR 4 - 2021 COSTS	\$1,910,285.85	\$434,155.88	\$549,930.78	\$2,894,372.50
<u>YEAR 5 - 2022</u>				
<u>ZONE 1</u>				
Clean & Safe	Admin/Mgmt	Mktg/D.I.	Total	
Special Benefit Cost	\$401,597.58	\$91,272.18	\$115,611.43	\$608,481.19
General Benefit Cost	\$2,018.08	\$458.65	\$580.96	\$3,057.69
Sub Total Costs	\$403,615.66	\$91,730.83	\$116,192.39	\$611,538.88
<u>ZONE 2</u>				
Special Benefit Cost	\$71,495.58	\$16,249.00	\$20,582.06	\$108,326.63
General Benefit Cost	\$359.27	\$81.65	\$103.43	\$544.35
Sub Total Costs	\$71,854.85	\$16,330.65	\$20,685.49	\$108,870.99
<u>ZONE 3</u>				
Special Benefit Cost	\$361,854.92	\$82,239.76	\$104,170.36	\$548,265.03
General Benefit Cost	\$1,818.37	\$413.27	\$523.47	\$2,755.10
Sub Total Costs	\$363,673.29	\$82,653.02	\$104,693.83	\$551,020.13
<u>ZONE 4</u>				
Special Benefit Cost	\$808,589.09	\$183,770.25	\$232,775.65	\$1,225,134.99

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General Benefit Cost	\$4,063.26	\$923.47	\$1,169.73	\$6,156.46
Sub Total Costs	\$812,652.36	\$184,693.72	\$233,945.38	\$1,231,291.45
<u>ZONE 5</u>				
Special Benefit Cost	\$352,233.96	\$80,053.17	\$101,400.69	\$533,687.82
General Benefit Cost	\$1,770.02	\$402.28	\$509.55	\$2,681.85
Sub Total Costs	\$354,003.98	\$80,455.45	\$101,910.24	\$536,369.67
TOTAL YR 5 Special Benefit Costs	\$1,995,771.14	\$453,584.35	\$574,540.18	\$3,023,895.67
TOTAL YR 5 General Benefit Costs	\$10,029.00	\$2,279.32	\$2,887.14	\$15,195.46
TOTAL YR 5 - 2022 COSTS	\$2,005,800.14	\$455,863.67	\$577,427.31	\$3,039,091.13

PBID WORK PLAN

Overview

The Programs and activities to be funded by the GSPBID include Clean & Safe, Administration & Management, and Marketing & District Identity. The property uses within the boundaries of the PBID that will receive special benefits from PBID funded programs, services and improvements are currently a mix of general commercial, retail, office, industrial, entertainment, parking, residential and government facilities. PBID funded activities are primarily designed to provide special benefits as described below to identified assessed parcels and array of land uses within the boundaries of the PBID.

These benefits are particular and distinct to each and every identified assessed parcel within the GSPBID and are not provided to non-assessed parcels outside of the PBID. These programs, services and improvements will only be provided to each individual assessed parcel within the PBID boundaries and, in turn, confer proportionate "special benefits" to each assessed parcel.

In the case of the GSPBID, the very nature of the purpose of this PBID is to fund supplemental programs, services and improvements to assessed parcels within the PBID boundaries above and beyond what is being currently funded either via normal tax supported methods or other funding sources. The City of Los Angeles does not provide these programs and services. All benefits derived from the assessments to be levied on assessed parcels within the PBID are for services, programs and improvements directly benefiting each individual assessed parcel within the PBID. No PBID funded services, activities or programs will be provided outside of the PBID boundaries.

The projected program special benefit cost allocation of the PBID assessment revenues for the 5 year PBID term assuming a 5% maximum annual assessment rate increase is shown in the Table on page 21 of this Report.

WORK PLAN DETAILS

The following programs, services and improvements are proposed by the GSPBID to specially benefit each and every individually assessed parcel within the District boundaries. GSPBID services, programs and improvements will not be provided to parcels outside the District boundary. Assessment funds generated in each benefit zone shall only be used to provide services which specially benefit individual assessed parcels within that benefit zone.

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|-------------------------------------|---|-----|
| 1) <i>Clean & Safe Programs</i> | \$1,650,176.74 (<i>Special + General Benefit Costs</i>) | 66% |
|-------------------------------------|---|-----|

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Clean encompasses all sidewalk, curb and other right-of-way services for each assessed parcel in the District and includes: sweeping, litter removal, enhanced emptying of trash cans, pressure washing/steam cleaning, graffiti/flyer/sticker/gum removal, tree trimming and weeding. Clean also includes the cost of equipment necessary to provide these services. Clean may also include property owner notification of conditions on private property that are unsafe or unfavorable to creating and preserving a clean and safe environment in the District (e.g. broken window/gate, vandalism, accumulated debris/garbage, etc.) Clean may also include notification to the City or other entities as appropriate (e.g. utilities) of any damage to public infrastructure or utilities.

Safe encompasses all patrol/ambassadorial services for each assessed parcel in the District and includes: personnel on foot, bike, or other vehicles (e.g. Segways, trucks, etc.), ambassadors (specially trained personnel able to provide directions, transit information, business information, event information, social service referrals, etc.), on-call assistance, crowd control, crime prevention activities (e.g. Neighborhood Watch), escort services and distribution of special bulletins (e.g. street closures, emergency alerts.) Safe also includes the cost of equipment necessary to provide these services.

The goal of the clean and safe programs is to ensure that all identified assessed parcels are clean, safe, and well maintained, thereby creating a safe and attractive District. Various levels of clean and safe activities will be required over time to maintain the District.

To assist the Owners’ Association in budgeting and the deployment of resources, an incident-tracking software/database has been developed to track calls for clean and safe services. The ongoing maintenance of this database and expansion as deemed necessary is also an important component of the clean and safe programs. This data will help ensure that negative public safety trends are identified quickly and can be addressed effectively with the right deployment of resources. Implementation of new technology to enhance the efficiency and efficacy of clean and safe services is also part of maintaining robust clean and safe programs.

Clean and safe programs will assist in creating a safe and secure environment for each assessed parcel in the District. A dirty or unsafe environment deters commerce and may fail to attract patrons and visitors, and reduce commercial rents and commercial occupancies. For parcels with general commercial, retail, office, entertainment, industrial and commercial parking uses, this activity is designed to increase vehicular and pedestrian traffic, increase commerce and customer activity, attract and retain new business and patrons, and may increase commercial rents and commercial occupancies for the assessed parcels within the BID boundaries. In the case of assessed publicly owned parcels, District funded clean and safe programs and services provide these parcels with safer and enhanced facility entrances and perimeters and better public facilities in turn for their employees, students, visitors, vendors and users of these public facilities. Further, in the case of assessed residential use parcels, District funded clean and safe programs and services are designed to improve the security of entrances and perimeters for the special benefit of each assessed residential parcel and in turn their tenants, visitors and owners, which, in turn, may increase occupancies and rental income. Each assessed parcel will specially benefit from the clean and safe programs and services which will only be provided to, and for the direct benefit of, each identified assessed parcel within the District boundaries.

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Administration & Management includes activities such as: personnel, operations, professional services (e.g. legal, accounting, insurance), production of the Annual Planning Report and Budget and quarterly reports, facilitation of meetings of the Owners’ Association, Brown Act compliance, outreach to District property and business owners, and participation in professional peer/best practice forums such as the LA BID Consortium, the California Downtown Association or the International Downtown Association. It also covers the costs associated with District renewal, as well as City and/or County fees associated with their oversight and implementation of the District, the Owners’ Association’s compliance with the terms of its contract with the City, and the implementation of the Management District Plan and the Engineer’s Report.

This component is key to the proper expenditure of District assessment funds and the administration of District programs and activities for the special benefit of all parcels and land uses within the GSPBID. The District Administration and Management program exists only for the purposes of the District and directly relates to the implementation of clean, safe, marketing and district identity programs, which specially benefit each identified assessed parcel within the District boundaries as described in #1 above and #3 below.

3) <i>Marketing & District Identity</i>	\$475,050.88 (<i>Special + General Benefit Costs</i>)	19%
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Marketing & District Identity includes activites designed to enhance the attractiveness and marketability of these parcels through the following activities: production of a quarterly (minimum frequency) newsletter that shall be distributed to property owners in the District, efforts to cultivate and recognize the satisfaction, retention and attraction of businesses, employees and customers/visitors, advertising, response to media inquiries, cultivation of media exposure, and promotion of the District as a great place to live, work or visit through a website and/or social media. To the extent that funds are available, it could also include additional efforts such as a District-wide marketing strategy, holiday lighting, street banners, wayfinding activites, art installation or development of special events (e.g. festival) or other community identity and branding efforts that promote the assessed parcels in the District.

For parcels with general commercial, retail, office, entertainment, industrial and commercial parking uses, marketing & district identity services are specifically designed to attract more customers, employees, tenants and investors for the special benefit of assessed parcels as a result of marketing assessed parcels and the goods and services and spaces available on these assessed parcels. This in turn, is intended to increase business volumes, sales transactions, commercial occupancies, commercial rental income and investment return. In the case of publicly owned parcels that are assessed for these programs, District funded marketing and district identity creates better public facilities and services on these assessed parcels by fostering better informed public employees, students, visitors, vendors and users of these public facilities. Further, in the case of residential use parcels, District funded marketing and district identity specially benefits each assessed residential parcel and creates better informed tenants, visitors and owners, which, in turn, enhance livability and may increase residential occupancies and rental income. The marketing and district identity program will only be provided to, and for the direct and special benefit of, each identified assessed parcel within the District.

Unique services for residential condominiums: Residential condominiums in the District require a higher level of service than other parcels in the District. Residential condominiums shall receive enhanced services in addition to those received by commercial, industrial and commercial condominium

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parcels in the District. These services correspond directly to the special assessments tied to these parcels, and to the assessment methodology outlined for residential condominium parcels beginning on p. 27 of this Report. These enhanced services provided to residential condominium parcels include:

- 1) More frequent sidewalk, curb and gutter cleaning on the frontages adjacent to the residential condominium identified assessed parcels;
- 2) More frequent pressure washing/steam cleaning on the frontages adjacent to the residential condominium identified assessed parcels;
- 3) Enhanced patrols in the evening hours, weekends or holidays on the frontages adjacent to the residential condominium identified assessed parcels;
- 4) Installation and restocking of pet waste stations on the frontages adjacent to the residential condominium identified assessed parcels;
- 5) Efforts to outreach, design and implement streetscape enhancements on the frontages adjacent to the residential condominium identified assessed parcels, pending the availability of sufficient funding;
- 6) Other services requested by the condominium owners that confer special benefit on the frontages adjacent to the residential condominium identified assessed parcels.

In summary, all District funded services, programs and improvements described above confer special benefits to identified assessed parcels inside the District boundaries and none will be provided outside of the District. Each assessed parcel within the GSPBID will proportionately specially benefit from the District Clean & Safe, Administration/District Management and Marketing & District Identity. These services, programs and improvements are intended to improve commerce, employment, livability, rents, occupancy rates and investment return of parcels, businesses and residences within the GSPBID by reducing crime, litter and debris, and professionally marketing goods, services and spaces available within the District, all considered necessary in a competitive properly managed contemporary mixed-use business district. All District funded services programs and improvements are considered supplemental, above normal base level services provided by the City of Los Angeles and are only provided for the special benefit of each and every assessed parcel within the boundaries of the GSPBID.

WORK PLAN BUDGET

Each identified assessed parcel within the GSPBID will be assessed the full amount of the proportionate special benefit conferred upon it based on the level of PBID funded services provided within each benefit zone. The projected PBID program special benefit (assessment) cost allocation budget for Year 1 (2018) is shown in the following Table:

GSPBID Year 1 (2018) Assessment Budget By Zone

<u>YEAR 1 - 2018</u>							
WORK PLAN CATEGORY	ZONE 1	ZONE 2	ZONE 3	ZONE 4	ZONE 5	TOTAL	%
CLEAN & SAFE	\$330,395.33	\$58,819.59	\$297,698.94	\$665,228.25	\$289,783.75	\$1,641,925.86	66%
ADMINISTRATION/MGMT	\$75,089.85	\$13,368.09	\$67,658.85	\$151,188.24	\$65,859.94	\$373,164.97	15%
MARKETING & DISTRICT ID	\$95,113.81	\$16,932.91	\$85,701.21	\$191,505.10	\$83,422.60	\$472,675.63	19%
TOTAL	\$500,598.98	\$89,120.59	\$451,059.00	\$1,007,921.59	\$439,066.29	\$2,487,766.45	100%

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In order to carry out the PBID programs outlined in the previous section, a Year 1 assessment budget of \$2,487,766.45 is projected. Since the renewed PBID is planned for a 5-year term, projected program costs for future years (Years 2-5) are set at the inception of the PBID. While future inflationary and other program cost increases are unknown at this point, a built in maximum increase of 5% per annum is incorporated into the projected program costs and assessment rates for the 5- year PBID term. Carryovers, if any, may be reapportioned the following year for related programs, services and improvements. Detailed annual budgets will be prepared by the Owner’s Association Board and included in an Annual Plan for the City Council’s review and approval.

It is recognized that market conditions may cause the cost of providing goods and services to fluctuate from year to year during the 5-year term of the proposed PBID. Accordingly, the Owners’ Association shall have the ability to reallocate up to 10% of any budget line item within the budget categories based on such cost fluctuations subject to the review and approval by the Owners’ Association Board and included in the Annual Planning Report that will be approved by the Los Angeles City Council pursuant to Streets and Highways Code Section 36650. Any accrued interest or delinquent payments may be expended in any budget category.

A 5-year projected GSPBID budget is shown in the following Table:

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YEAR 1-5 PROJECED PBID ASSESSMENT BUDGET SUMMARY (Special Benefit Costs)
 (Assumes 5% max rate increase per year)

<u>YEAR 1 - 2018</u>							
WORK PLAN CATEGORY	ZONE 1	ZONE 2	ZONE 3	ZONE 4	ZONE 5	TOTAL	%
CLEAN & SAFE	\$330,395.33	\$58,819.59	\$297,698.94	\$665,228.25	\$289,783.75	\$1,641,925.86	66%
ADMINISTRATION/MGMT	\$75,089.85	\$13,368.09	\$67,658.85	\$151,188.24	\$65,859.94	\$373,164.97	15%
MARKETING & DISTRICT ID	\$95,113.81	\$16,932.91	\$85,701.21	\$191,505.10	\$83,422.60	\$472,675.63	19%
TOTAL	\$500,598.98	\$89,120.59	\$451,059.00	\$1,007,921.59	\$439,066.29	\$2,487,766.45	100%
<u>YEAR 2 - 2019</u>							
WORK PLAN CATEGORY	ZONE 1	ZONE 2	ZONE 3	ZONE 4	ZONE 5	TOTAL	%
CLEAN & SAFE	\$346,915.09	\$61,760.57	\$312,583.89	\$698,489.66	\$304,272.94	\$1,724,022.15	66%
ADMINISTRATION/MGMT	\$78,844.34	\$14,036.49	\$71,041.79	\$158,747.65	\$69,152.94	\$391,823.22	15%
MARKETING & DISTRICT ID	\$99,869.50	\$17,779.56	\$89,986.27	\$201,080.36	\$87,593.72	\$496,309.41	19%
TOTAL	\$525,628.93	\$93,576.62	\$473,611.95	\$1,058,317.67	\$461,019.60	\$2,612,154.77	100%
<u>YEAR 3 - 2020</u>							
WORK PLAN CATEGORY	ZONE 1	ZONE 2	ZONE 3	ZONE 4	ZONE 5	TOTAL	%
CLEAN & SAFE	\$364,260.85	\$64,848.60	\$328,213.08	\$733,414.14	\$319,486.59	\$1,810,223.26	66%
ADMINISTRATION/MGMT	\$82,786.56	\$14,738.32	\$74,593.88	\$166,685.03	\$72,610.59	\$411,414.38	15%
MARKETING & DISTRICT ID	\$104,862.97	\$18,668.54	\$94,485.58	\$211,134.38	\$91,973.41	\$521,124.88	19%
TOTAL	\$551,910.38	\$98,255.45	\$497,292.55	\$1,111,233.55	\$484,070.58	\$2,742,762.51	100%
<u>YEAR 4 - 2021</u>							
WORK PLAN CATEGORY	ZONE 1	ZONE 2	ZONE 3	ZONE 4	ZONE 5	TOTAL	%
CLEAN & SAFE	\$382,473.89	\$68,091.03	\$344,623.74	\$770,084.85	\$335,460.92	\$1,900,734.42	66%
ADMINISTRATION/MGMT	\$86,925.88	\$15,475.23	\$78,323.58	\$175,019.28	\$76,241.12	\$431,985.10	15%
MARKETING & DISTRICT ID	\$110,106.12	\$19,601.96	\$99,209.86	\$221,691.09	\$96,572.08	\$547,181.12	19%
TOTAL	\$579,505.89	\$103,168.22	\$522,157.17	\$1,166,795.23	\$508,274.11	\$2,879,900.64	100%
<u>YEAR 5 - 2022</u>							
WORK PLAN CATEGORY	ZONE 1	ZONE 2	ZONE 3	ZONE 4	ZONE 5	TOTAL	%
CLEAN & SAFE	\$401,597.58	\$71,495.58	\$361,854.92	\$808,589.09	\$352,233.96	\$1,995,771.14	66%
ADMINISTRATION/MGMT	\$91,272.18	\$16,249.00	\$82,239.76	\$183,770.25	\$80,053.17	\$453,584.35	15%
MARKETING & DISTRICT ID	\$115,611.43	\$20,582.06	\$104,170.36	\$232,775.65	\$101,400.69	\$574,540.18	19%
TOTAL	\$608,481.19	\$108,326.63	\$548,265.03	\$1,225,134.99	\$533,687.82	\$3,023,895.67	100%

The GSPBID assessments may increase for each individual parcel each year during the 5-year effective operating period, but not to exceed 5% per year and must be approved by the Owners' Association Board of Directors, included in the Annual Planning Report and adopted by the City of Los Angeles City Council. Any accrued interest and delinquent payments will be expended within the budgeted categories. The Owners' Association Board of the Directors ("Property Owner's Association of the GSPBID) shall determine the percentage increase to the annual assessment and the methodology employed to determine

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the amount of the increase. The Owners’ Association Executive Director shall communicate the annual increase to the City each year in which the PBID operates at a time determined in the Administration Contract held between the Owners’ Association and the City of Los Angeles. No bonds are to be issued in conjunction with the proposed renewed PBID.

Pursuant to Section 36671 of the Streets and Highways Code, any funds remaining after the fifth year of operation will be rolled over into the renewal budget or returned to stakeholders. PBID assessment funds may be used to pay for costs related to the following PBID renewal term. If the PBID is not renewed or terminated for any reason, unexpended funds will be returned to the property owners.

Finding 3. From Section 4(a): “(Determine) the proportionate special benefit derived by each parcel in relationship to the entirety of the.....cost of public improvement(s) or the maintenance and operation expenses.....or the cost of the property related service being provided.

Each identified assessed parcel within the district will be assessed based on property characteristics unique only to that parcel. Based on the specific needs and corresponding nature of the program activities to be funded by the proposed renewed GSPBID (i.e. Clean & Safe, Administration & Management, and Marketing & District Identity). It is the opinion of this Assessment Engineer that the assessment factors on which to base assessment rates relate directly to the proportionate amount of building area, land area and street frontage, except where noted herein, within five benefit zones.

The calculated assessment rates are applied to the actual measured parameters of each parcel and thereby are proportional to each and every other identified assessed parcel within the district as a whole and the Benefit Zone in which it is located. Larger parcels and/or ones with larger building areas and/or located in Zone 1 are expected to impact the demand for services and programs to a greater extent than smaller land and/or building areas and/or located in other Zones and thus, are assigned a greater proportionate degree of assessment program and service costs. The relationship of service levels and assessment rates and proportionate benefits applies to Zones 2 through 5 as well. The proportionality is further achieved by setting targeted formula component weights for the respective parcel by parcel identified property attributes.

The proportionate special benefit cost for each parcel has been calculated based on proportionate formula components and is listed as an attachment to the Management District Plan and this Report. The individual percentages (i.e. proportionate relationship to the total special benefit related program and activity costs) is computed by dividing the individual parcel assessment by the total special benefit program costs.

Finding 4. From Section 4(a): “No assessment shall be imposed on any parcel which exceeds the reasonable cost of the proportional special benefit conferred on that parcel.”

Not only are the proposed program costs reasonable due to the benefit of group purchasing and contracting which would be possible through the proposed renewed GSPBID, they are also considerably less than other options considered by the GSPBID Renewal Committee. The actual assessment rates for each parcel within the PBID directly relate to the level of service and, in turn, special benefit to be

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conferred on each parcel based on the respective building area and/or land area of each parcel within three benefit zones.

Finding 5. From Section 4(a): “Parcels.....that are owned or used by any (public) agency shall not be exempt from assessment.....”

The State Constitution - Article 13D (Proposition 218) states that “parcels within a District that are owned or used by any agency, the State of California or the United States shall not be exempt from assessment unless the agency can demonstrate by clear and convincing evidence that those publicly-owned parcels in fact receive no special benefit.”

There are 13 publicly owned parcels within the District of which 10 are identified as assessable and for which special benefit services will be provided. Of the 10 identified assessed parcels, 6 are owned by the City of Los Angeles, 1 by the Los Angeles Water & Power Department, 1 by the Los Angeles Metro Transit Agency and 2 by the Los Angeles Unified School District. Of the 3 non-identified exempt parcels, 1 is owned by the State of California and 2 by the United States Government. There are special circumstances affecting the levy of District assessments on certain publicly owned parcels as follows:

1. There are two LAUSD owned parcels within the District:
 - A. One is an adult continuation school which covers an entire City block. LAUSD provides their own on-campus and perimeter security services with LAUSD Police personnel. No District security services will be provided to this LAUSD owned parcel. District assessments for this LAUSD owned parcel has been adjusted to reflect the actual District funded services and corresponding special benefits that will be conferred on this LAUSD parcel.
 - B. The second one is a multi-story public parking garage which occupies an entire City block. This parking facility is operated by a private parking vendor and operates just like any other public parking facility in or out of the GSPBID. The LAUSD ownership is incidental and not germaine to the operation of this facility. Similar to the GSPBID assessment policy of fully assessing parking facilities used for public parking, it is the opinion of this Assessment Engineer that this parcel will be assessed at the respective benefit zone rate for the parking garage building area, the underlying land area and the parcel’s four-sided street frontage.
2. There are two US Federal publicly owned parcels within the District. The US Attorney General has declared that US Federal publicly owned parcels are exempt from local property assessments pursuant to the Supremacy Clause of the US Constitution. Proposition 218 does not allow parcels within a District to be assessed more than their respective proportionate amount of special benefit conferred on that parcel. As such, District funded services cannot be provided for the special benefit of parcels from which assessments cannot be levied or collected. Due to the Federal ruling on assessment exemption for Federal owned parcels, the District will provide no District funded services and programs that would specially benefit these particular US Federal

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publicly owned parcels. The District assessment amounts will be set at \$0 for these two Federal publicly owned parcels.

3. There is one State of California owned parcel within the District. This parcel covers an entire City block (1,011 linear feet of street frontage) with no other parcels within this four sided single State owned parcel and block. The State of California operates and provides regular 52 weeks a year full on-site and perimeter security and streetscape services for this State owned parcel similar to the security and streetscape services provided by the District. It is the opinion of this Engineer that this State owned parcel would receive no special benefits from duplicate clean and safe District funded services and can easily be isolated relative to not providing BID services on this four sided single parcel block. Further, it is the opinion of this Engineer that no special benefits will be conferred on this State owned parcel from District funded administration and management, marketing and district identity. The District will not interact administratively with this parcel or its owner or employees in any manner nor include it in any District communications such as newsletter distribution or list its presence or any matters or activities pertaining to this parcel on the District’s website. As such, the District will provide no District funded services and programs that would specially benefit this particular State owned parcel and the District assessment amount will be set at \$0.
4. Of the six parcels and facilities owned by the City of Los Angeles within the proposed renewed District, two are noted as follows:
 - City Public Works office building – this building has commercial space rented to private commercial businesses with public access. It is the opinion of this Engineer that this parcel will specially benefit from all District funded programs, services and improvements, including marketing and district identity and will be assessed at the same rates and methodology as commercial parcels in the District.
 - Fire Station - it is the opinion of this Engineer that the City owned Fire Station will NOT specially benefit from the District funded marketing and district identity programs, but will specially benefit from clean and safe programs and related management. As such, the assessment levied on this Fire Station parcel will coincide with this parcel’s proportionate share of marketing and district identity costs.

Each identified assessed publicly owned parcel and facility within the District will proportionately benefit from the District funded supplemental clean and safe programs, newsletter, website and administration and management, except as noted herein. For identified assessed publicly owned parcels and facilities, each of these parcels specially benefit from District funded programs and services from cleaner and safer facility entrances and perimeters. In addition, the District funded marketing and district identity programs benefit publicly owned parcels, except as noted herein, by announcing public events and activities held at these public facilities and apprise employees of important District news, security issues and alerts and crime statistics. These services improve the safety and cleanliness and usability of each publicly owned assessed parcel and facility within the District by reducing crime, litter and debris, all considered detractions to employment, visitation and use of public facilities if not contained and properly managed.

In the opinion of this Assessment Engineer, there is no clear and convincing evidence that these 10 non-exempt publicly owned parcels will not proportionately specially benefit from PBID services, programs and improvements; therefore, each non-exempt publicly owned parcel will be assessed at the full rate for

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their respective zones with assessments to be based on the building area, land area and street frontage of each parcel, except as delineated above for the LAUSD parcel and the City Fire Station parcel.

The Table below lists all publicly owned parcels within the proposed renewed GSPBID and their Year 1 (2017-18) assessment amounts:

GSPBID PUBLICLY OWNED PARCELS

APN	SITE ADDRESS	OWNER	LAND USE	ZON E	ASSESS -ABLE BLDG AREA	ASSESS -ABLE LAND AREA	ASSESS- ABLE FRONTAG E	2018 PBID ASMT	% TOTA L
513400793 3	CITY OF LA	S FIGUEROA ST	CONV CTR	2	0	0	3,003	\$49,662.11	2.00%
513402590 0	CITY OF LA	1343 S OLIVE ST	FIRE STA	5	11,058	13,670	137	\$2,193.26	0.09%
513801691 2	CITY OF LA	1201 S FIGUEROA ST	CONV CTR	2	0	0	1,627	\$26,906.51	1.08%
513801691 4	CITY OF LA	S FIGUEROA ST	CONV CTR	2	0	0	759	\$12,551.96	0.50%
513802590 0	CITY OF LA	1258 S FIGUEROA ST	PKG LOT	3	0	18,825	297	\$5,278.37	0.21%
513901990 0	CITY OF LA	1150 S HILL ST	OFFICE	5	429,560	49,658	645	\$19,175.32	0.77%
SUBTOTAL	CITY OF LA							\$115,767.53	4.65%
513800490 0	LADWP	FRANCISCO ST	OFFICE	3	13,380	15,300	100	<u>\$3,157.02</u>	<u>0.13%</u>
SUBTOTAL	LADWP							\$3,157.02	0.13%
513802690 0	LACMTA	1232 S FLOWER ST	PKG LOT	4	0	7,500	50	<u>\$882.00</u>	<u>0.04%</u>
SUBTOTAL	LACMTA							\$882.00	0.04%
513402290 2	LAUSD	NONE	SCHOOL	5	130,900	14,591	387	\$7,726.14	0.31%
513402290 3	LAUSD	240 VENICE BLVD	PKG STRC	4	825,416	58,370	916	<u>\$35,423.96</u>	<u>1.42%</u>
SUBTOTAL	LAUSD							\$43,150.10	1.73%
513300390 2	STATE OF CALIF	1404 S HILL ST	OFFICE	5	0	0	0	<u>\$0.00</u>	<u>0.00%</u>
SUBTOTAL	STATE OF CALIF							\$0.00	0.00%
513901190 0	U S GOVT	1043 S HILL ST	USPS	5	0	0	0	\$0.00	0.00%
513901190 1	U S GOVT	1031 S HILL ST	USPS	5	0	0	0	<u>\$0.00</u>	<u>0.00%</u>
SUBTOTAL	U S GOVT							\$0.00	0.00%
TOTAL								\$162,956.65	6.55 %

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Finding 6. From Section 4(b): “All assessments must be supported by a detailed engineer’s report prepared by a registered professional engineer certified by the State of California”.

This report serves as the “detailed engineer’s report” to support the benefit property assessments proposed to be levied within the proposed renewed GSPBID.

Finding 7. From Section 4(c): “The amount of the proposed assessment for each parcel shall be calculated (along with) the total amount thereof chargeable to the entire district, the duration of such payments, the reason for such assessment and the basis upon which the amount of the proposed assessment was calculated.”

The individual and total parcel assessments attributable to special property benefits are shown in Appendix 1 to the Management District Plan and this Report. The proposed renewed District and resultant assessment levies will continue for 5-years and may be renewed again at that time. The reasons (purposes) for the proposed assessments are outlined in Finding 2 above as well as in the Management District Plan. The calculation basis of the proposed assessment is attributed to building area, land area and street frontage, except where noted herein.

Assessment Formula Methodology

Step 1. Select “Basic Benefit Unit(s)”

Background - Assessment Formula Development

The method used to determine special benefits derived by each identified assessed property within a PBID begins with the selection of a suitable and tangible basic benefit unit. For property related services, such as those proposed in the GSPBID, the benefit unit may be measured in linear feet of street frontage or parcel size in square feet or building size in square feet or any combination of these factors. Factor quantities for each parcel are then measured or otherwise ascertained. From these figures, the amount of benefit units to be assigned to each property can be calculated. Special circumstances such as unique geography, land uses, development constraints etc. are carefully reviewed relative to specific programs and improvements to be funded by the PBID in order to determine any levels of different benefit that may apply on a parcel-by-parcel or categorical basis.

Based on the factors described above such as geography and nature of programs and activities proposed, an assessment formula is developed which is derived from a singular or composite basic benefit unit factor or factors. Within the assessment formula, different factors may be assigned different “weights” or percentage of values based on their relationship to programs/services to be funded.

Next, all program and activity costs, including incidental costs, District administration and ancillary program costs, are estimated. It is noted, as stipulated in Article XIIIID Section 4(b) of the California Constitution, and now required of all property based assessment Districts, indirect or general benefits costs may not be incorporated into the assessment formula and levied on the District properties; only direct or “special” benefits and costs may be considered. Indirect or general benefit costs, if any, must be identified and, if quantifiable, calculated and factored out of the assessment cost basis to produce a “net” cost figure. In addition, Article XIIIID Section 4(b) of the California Constitution also no longer automatically exempts publicly owned property from being assessed unless the respective public agency

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can provide clear and convincing evidence that their property does not specially benefit from the programs and services to be funded by the proposed special assessments. If special benefit is determined to be conferred upon such properties, they must be assessed in proportion to special benefits conferred in a manner similar to privately owned property assessments. (See pages 23-25 of this Report for discussion regarding publicly owned parcels within the GSPBID).

From the estimated net program costs, the value of a basic benefit unit or “basic net unit cost” can be computed by dividing the total amount of estimated net program costs by the total number of benefit units. The amount of assessment for each parcel can be computed at this time by multiplying the Net Unit Cost times the number of Basic Benefit Units per parcel. This is known as “spreading the assessment” or the “assessment spread” in that all costs are allocated proportionally or “spread” amongst all benefitting properties within the PBID.

The method and basis of spreading program costs varies from one PBID to another based on local geographic conditions, types of programs and activities proposed, and size and development complexity of the district. PBIDs may require secondary benefit zones to be identified to allow for a tiered assessment formula for variable or “stepped-down” benefits derived.

GSPBID Assessment Formula

Based on the specific needs and corresponding nature of the program activities to be funded by the proposed renewed GSPBID (i.e. Clean & Safe, Administration & Management, and Marketing & District Identity) it is the opinion of this Assessment Engineer that the assessment factors on which to base assessment rates relate directly to the proportionate amount of building area, land area and street frontage, except where noted herein, within five benefit zones.

The “Basic Benefit Units” will be expressed as a combined function of gross building square footage (Benefit Unit “A”), land square footage (Benefit Unit “B”), street frontage (Benefit Unit “C” or residential condominium building area (Benefit Unit “D”). Based on the shape of the proposed renewed GSPBID, as well as the nature of the District program elements, it is determined that all identified assessed properties will gain a direct and proportionate degree of special benefit based on the respective amount of building area, land area and street frontage, except where noted herein, within five benefit zones.

For the array of land uses within the PBID, the interactive application of building area, land area and street frontage quantities are a proven method of fairly and equitably spreading special benefit costs to these beneficiaries of PBID funded services, programs and improvements. Each of these factors directly relates to the degree of special benefit each assessed parcel will receive from PBID funded activities.

Building area is a direct measure of the static utilization of each parcel and its corresponding impact or draw on PBID funded activities. In the opinion of this Assessment Engineer, the targeted weight of this factor, building area, should generate approximately 20% of the total PBID revenue (20.683121% when adjusted for precise parcel measurements and program costs and service levels).

Land area is a direct measure of the current and future development capacity of each parcel and its corresponding impact or draw on PBID funded activities. In the opinion of this Assessment Engineer, the targeted weight of this factor, land area, should generate approximately 15% of the total PBID

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revenue (13.953195% when adjusted for precise parcel measurements and program costs and service levels).

Street Frontage is a direct measure of the static utilization of each parcel and its corresponding impact or draw on PBID funded activities, many of which are linear in nature (i.e. Clean & safe). In the opinion of this Assessment Engineer, the targeted weight of this factor, street frontage, should generate approximately 40% of the total PBID revenue (38.049106% when adjusted for precise parcel measurements and program costs and service levels).

Residential Condominium Building Area is a direct measure of the static utilization of each condominium unit (parcel) and its corresponding impact or draw on PBID funded activities. In the opinion of this Assessment Engineer, the targeted weight of this factor, residential condominium building area, with over 1,600 such units within the PBID, should generate approximately 30% of the total PBID revenue (27.314578% when adjusted for precise condominium unit measurements and program costs and service levels).

Step 2. Quantify Total Basic Benefit Units

Taking into account all identified specially benefiting parcels within the PBID and their respective assessable benefit units, the rates, cumulative quantities and assessment revenues by factor and zone are shown in the following Table:

Assessable Benefit Units; Year 1 – 2017/18 Projected Assessment Revenue

QUANTITIES	ZONE 1	ZONE 2	ZONE 3	ZONE 4	ZONE 5	TOTAL
# of assessed parcels	250	3	345	1,284	162	2,044
Building Area (sq ft)	3,522,657	0	1,587,598	4,899,281	3,912,242	13,921,778
Land Area (sq ft)	708,684	0	1,340,420	2,759,511	1,964,588	6,773,203
Street Frontage (lin ft)	6,583	5,389	13,332	28,075	26,268	79,647
Resid Condo Bldg Area (sq ft)	443,718	0	275,440	1,335,333	0	2,054,491
ASSESSMENT REVENUE	ZONE 1	ZONE 2	ZONE 3	ZONE 4	ZONE 5	TOTAL
Building Area \$	\$194,186.47	\$0.00	\$87,516.34	\$135,038.88	\$97,806.06	\$514,547.75
Land Area \$	\$50,786.42	\$0.00	\$96,058.52	\$121,694.44	\$78,583.53	\$347,122.91
Street Frontage \$	\$108,866.36	\$89,120.59	\$176,382.36	\$309,526.88	\$262,676.70	\$946,572.89
Resid Condo Bldg Area \$	\$146,759.73	\$0.00	\$91,101.78	\$441,661.39	\$0.00	\$679,522.90
Total \$\$	\$500,598.98	\$89,120.59	\$451,059.00	\$1,007,921.59	\$439,066.29	\$2,487,766.45
% of Total	20.122427%	3.582354%	18.131083%	40.515121%	17.649016%	100%

Step 3. Calculate Benefit Units for Each Property.

The number of Benefit Units for each identified benefiting parcel within the proposed renewed GSPBID was computed from data extracted from County Assessor records and maps. These data sources delineate current land uses, building areas, property areas and dimensions of record for each tax parcel. While it is understood that this data does not represent legal field survey measurements or detailed title search of recorded land subdivision maps or building records, it does provide an acceptable basis for the purpose of calculating property based assessments. All respective property data being used for assessment

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computations will be provided to each property owner in the PBID for their review. If a property owner believes there is an error on a parcel’s assessed footages, the District may confirm the data with the LA County Assessor’s office. If District data matches Assessor’s data, the property owner may opt to work with the Assessor’s office to correct the data so that the District assessment may be corrected.

Step 4. Determine Assessment Formula

In the opinion of this Engineer, the assessment formula for the proposed renewed GSPBID is as follows:

Zone 1, 3, 4, and 5 Assessments = Building Area (Unit A) Sq Ft x Unit A Zone Rate, plus
Land Area (Unit B) Sq Ft x Unit B Zone Rate, plus
Street Frontage (Unit C) Lin Ft x Unit C Zone Rate

Zone 2 Assessments = Street Frontage (Unit C) Lin Ft x Unit C Zone Rate

Residential Condominium Assessments = Building Area (Unit D) Sq Ft x Unit D Rate

(Note: Residential Condominium rates are the same for all Zones)

YEAR 1 –2017/18 ASSESSMENT RATE CHART

	BLDG AREA RATE	LAND AREA RATE	STREET FRONTAGE RATE	RESID CONDO BLDG AREA RATE
YEAR 1 (2018)				
ZONE 1	\$0.055125	\$0.071663	\$16.537500	\$0.330750
ZONE 2	\$0.000000	\$0.000000	\$16.537500	\$0.330750
ZONE 3	\$0.055125	\$0.071663	\$13.230000	\$0.330750
ZONE 4	\$0.027563	\$0.044100	\$11.025000	\$0.330750
ZONE 5	\$0.025000	\$0.040000	\$10.000000	\$0.330750

Assessment Special Provisions

Parking Garages

Parking garages that serve exclusively as employee and/or customer parking with no other public parking allowed, shall be assessed only for land and street frontage. Their parking garage building areas shall not be assessed. All other parking garages shall be fully assessed for building area, land area and street frontage at the respective Zone assessment rates.

Residential Condominiums

It is the opinion of this Assessment Engineer that residential condominium parcels will proportionately specially benefit from PBID funded programs and activities, but differently than commercial parcels. The building area assessments for residential condominium parcels shall be assessed at \$0.33075 per square foot of condominium unit building area. This assessment rate structure is commensurate with the types of special benefit services and programs provided by the District for the special benefit of residential condominium parcels and complexes.

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Mixed-Use Parcels

Mixed-use parcels will be assessed in accordance with the following special criteria:

Mixed –Use Rental With Ground Floor Commercial and Upper Floor Residential

- a. Commercial and residential building areas assessed at full building area zone rate
- b. Land area assessed at full land area zone rate for entire parcel
- c. Street frontage assessed at full street frontage zone rate for entire parcel

Mixed-Use Ground Floor Commercial Condos and Upper Floor Residential Condos

- a. Commercial condo unit building area assessed at full building area zone rate and residential condo unit building area at \$0.33075 per square foot in all zones
- b. Land area assessed at full land area zone rate on land area covered by each commercial unit
- c. Street frontage assessed at full frontage zone rate on frontage of each commercial unit

Multi-Floor Commercial Condos

- a. Building area assessed at full building area zone rate
- b. Land area assessed at full land area zone rate on land area covered by any commercial unit
- c. Street frontage assessed at full frontage zone rate on frontage of any commercial unit

Changes to Building or Parcel Size

If the building size on a parcel changes during the term of the District, the assessment calculation may be modified accordingly. Parcels with new construction shall have their assessment adjusted upon issuance of a certificate of occupancy for the new building area. In addition, any changes in parcel size as a result of land adjustments including but not limited to lot splits, consolidations, subdivisions, street dedications, right of way setbacks shall have their assessment adjusted upon final City approval of such parcel adjustments.

Other Future Development

Other than future maximum rates and the assessment methodology delineated in this Report, per State Law (Government Code Section 53750), future assessments may increase for any given parcel if such an increase is attributable to events other than an increased rate or revised methodology, such as a change in the density, intensity, or nature of the use of land. Any change in assessment formula methodology or rates other than as stipulated in this Plan would require a new Proposition 218 ballot procedure in order to approve any such changes.

The complete Year 1 – 2017-18 assessment roll of all parcels to be assessed by this PBID is included in this Plan as Appendix I.

Assessment Formula Unit Rates

Using figures from the Assessable Benefit Units Table on page 28 of this Report, the assessment rates and

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weighted multipliers for each factor and zone are calculated as follows:

ZONE 1

Building Area Rate (Unit 1-A)

$$(\$2,487,766.45 \times 20.122427\% \times 38.790824\%) / 3,522,657 \text{ units} = \$0.055125/\text{sq ft building area}$$

Land Area Rate (Unit 1-B)

$$(\$2,487,766.45 \times 20.122427\% \times 10.145131\%) / 708,684 \text{ units} = \$0.071663/\text{sq ft land area}$$

Street Frontage Rate (Unit 1-C)

$$(\$2,487,766.45 \times 20.122427\% \times 21.747220\%) / 6,583 \text{ units} = \$16.5375/\text{lin ft street frontage}$$

ZONE 2

Building Area Rate (Unit 2-A)

Not assessed in Zone 2

Land Area Rate (Unit 2-B)

Not assessed in Zone 2

Street Frontage Rate (Unit 2-C)

$$(\$2,487,766.45 \times 3.582354\% \times 100\%) / 5,389 \text{ units} = \$16.5375/\text{lin ft street frontage}$$

ZONE 3

Building Area Rate (Unit 3-A)

$$(\$2,487,766.45 \times 18.131083\% \times 19.402415\%) / 1,587,598 \text{ units} = \$0.055125/\text{sq ft building area}$$

Land Area Rate (Unit 3-B)

$$(\$2,487,766.45 \times 18.131083\% \times 21.296221\%) / 1,340,420 \text{ units} = \$0.071663/\text{sq ft land area}$$

Street Frontage Rate (Unit 3-C)

$$(\$2,487,766.45 \times 18.131083\% \times 39.104055\%) / 13,332 \text{ units} = \$13.2300/\text{lin ft street frontage}$$

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ZONE 4

Building Area Rate (Unit 4-A)

$(\$2,487,766.45 \times 40.515121\%) / 4,899,281 \text{ units} = \$0.027563/\text{sq ft building area}$

Land Area Rate (Unit 4-B)

$(\$2,487,766.45 \times 40.515121\% \times 12.073800\%) / 2,759,511 \text{ units} = \$0.044100/\text{sq ft land area}$

Street Frontage Rate (Unit 4-C)

$(\$2,487,766.45 \times 40.515121\% \times 30.709421\%) / 28,075 \text{ units} = \$11.0250/\text{lin ft street frontage}$

ZONE 5

Building Area Rate (Unit 5-A)

$(\$2,487,766.45 \times 17.649016\% \times 22.275921\%) / 3,912,242 \text{ units} = \$0.025000/\text{sq ft building area}$

Land Area Rate (Unit 5-B)

$(\$2,487,766.45 \times 17.649016\% \times 17.897874\%) / 1,964,588 \text{ units} = \$0.04000/\text{sq ft land area}$

Street Frontage Rate (Unit 5-C)

$(\$2,487,766.45 \times 17.649016\% \times 59.826205\%) / 26,268 \text{ units} = \$10.0000/\text{lin ft street frontage}$

Residential Condominiums – All Zones

$(\$2,487,766.45 \times 27.314578\%) / 2,054,491 \text{ units} = \$0.33075/\text{sq ft condo bldg. area}$

Step 5. Estimate Total District Costs

The total projected 5-year special benefit costs for 2018 – 2022 of the PBID are shown in the Table on page 21 of this Report assuming a maximum 5% increase per year.

Step 6. Separate General Benefits from Special Benefits and Related Costs (Article XIIID Section 4(b) of the California Constitution – Proposition 218)

Total adjusted costs are estimated at \$2,500,267.79. General benefits are factored at 0.5% of total (see Finding 2 on page 10-13 of this Report) with special benefits set at 99.5%. Article XIIID Section 4(b) of the California Constitution limits the levy of property assessments to costs attributed to special benefits

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only. The 0.5% general benefit cost is computed to be \$12,501.34 with a resultant 99.5% special benefit limit computed at \$2,487,766.45. Based on current data, zoning and land uses, this is the maximum amount of Year 1 (2017-18) revenue that can be derived from property assessments from the subject PBID.

All program costs associated with general benefits will be derived from sources other than PBID assessments. Sample “other” revenue sources are shown in the following Table:

Special and General Benefit Revenue Sources

Revenue Source	Revenue	% of Total
PBID Assessments	\$2,487,766.45	99.5%
Grants, donations, sponsors, program income, etc	\$12,501.34	0.5%
TOTAL	\$2,500,267.79	100.0%

Step 7. Calculate “Basic Unit Cost”

With a YR 1 - 2018 assessment revenue portion of the budget set at \$2,487,766.45 (special benefit only), the Basic Unit Costs are shown above in Step 4. Since the PBID is being proposed for a 5-year term, maximum assessments for future years (2019-2022) must be set at the inception of the proposed PBID. An annual inflationary assessment rate increase of up to 5% may be imposed for future year assessments, on approval by the PBID Property Owner’s Association. The maximum assessment rates for the 5-year proposed PBID term of 2018-2022 are shown in the Table below. The assessment rates listed constitute the maximum assessment rates that may be imposed for each year of the proposed PBID term (2018-2022).

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**GSPBID – 5 Year Maximum Assessment Rates
(Includes a 5%/Yr. Max Increase)**

	BLDG AREA RATE	LAND AREA RATE	STREET FRONTAGE RATE	RESID CONDO BLDG AREA RATE
YEAR 1 (2018)				
ZONE 1	\$0.055125	\$0.071663	\$16.537500	\$0.330750
ZONE 2	\$0.000000	\$0.000000	\$16.537500	\$0.330750
ZONE 3	\$0.055125	\$0.071663	\$13.230000	\$0.330750
ZONE 4	\$0.027563	\$0.044100	\$11.025000	\$0.330750
ZONE 5	\$0.025000	\$0.040000	\$10.000000	\$0.330750
YEAR 2 (2019)				
ZONE 1	\$0.057881	\$0.075246	\$17.364375	\$0.347288
ZONE 2	\$0.000000	\$0.000000	\$17.364375	\$0.347288
ZONE 3	\$0.057881	\$0.075246	\$13.891500	\$0.347288
ZONE 4	\$0.028941	\$0.046305	\$11.576250	\$0.347288
ZONE 5	\$0.026250	\$0.042000	\$10.500000	\$0.347288
YEAR 3 (2020)				
ZONE 1	\$0.060775	\$0.079008	\$18.232594	\$0.364652
ZONE 2	\$0.000000	\$0.000000	\$18.232594	\$0.364652
ZONE 3	\$0.060775	\$0.079008	\$14.586075	\$0.364652
ZONE 4	\$0.030388	\$0.048620	\$12.155063	\$0.364652
ZONE 5	\$0.027563	\$0.044100	\$11.025000	\$0.364652
YEAR 4 (2021)				
ZONE 1	\$0.063814	\$0.082958	\$19.144223	\$0.382884
ZONE 2	\$0.000000	\$0.000000	\$19.144223	\$0.382884
ZONE 3	\$0.063814	\$0.082958	\$15.315379	\$0.382884
ZONE 4	\$0.031907	\$0.051051	\$12.762816	\$0.382884
ZONE 5	\$0.028941	\$0.046305	\$11.576250	\$0.382884
YEAR 5 (2022)				
ZONE 1	\$0.067005	\$0.087106	\$20.101435	\$0.402029
ZONE 2	\$0.000000	\$0.000000	\$20.101435	\$0.402029
ZONE 3	\$0.067005	\$0.087106	\$16.081148	\$0.402029
ZONE 4	\$0.033502	\$0.053604	\$13.400956	\$0.402029
ZONE 5	\$0.030388	\$0.048620	\$12.155063	\$0.402029

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Step 8. Spread the Assessments

The resultant assessment spread calculation results for each parcel within the PBID are shown in the Management District Plan and were determined by applying the District assessment formula to each identified benefiting property.

Miscellaneous District Provisions

Time and Manner of Collecting Assessments:

If necessary, the Los Angeles City Clerk shall prepare a manual billing for all assessments for the Property Tax Year beginning July 1, 2017 and ending June 30, 2018. If not necessary, assessments for the Property Tax Year beginning July 1, 2017 and ending June 30, 2018, shall be collected at the same time and in the same manner as ad valorum taxes paid to the County of Los Angeles. In either scenario, assessments for subsequent fiscal years, through and including the Fiscal Year ending June 30, 2022 (Operation Years 2019-2022) will be collected at the same time and in the same manner as ad valorum taxes paid to the County of Los Angeles. The District assessments shall appear as a separate line item on the property tax bills issued by the Los Angeles County Assessor. The City of Los Angeles is authorized to collect any assessments not placed on the County tax rolls, or to place assessments, unpaid delinquent assessments, or penalties on the County tax rolls as appropriate to implement this Management District Plan. If necessary, a manual billing may be prepared by the City of Los Angeles in lieu of the assessment’s inclusion on the Assessor’s property tax bills.

Bonds:

No bonds are to be issued in conjunction with this proposed PBID.

Duration

As allowed by State PBID Law, the District will have a five (5) year operational term from January 1, 2018 to December 31, 2022. The proposed renewed PBID operation is expected to begin services on January 1, 2018, or as soon as possible subsequent to the District’s renewal and the manual billing of assessments. If the District is not renewed, services will end on December 31, 2022.

APPENDIX 1

GSPBID YR 1 – 2017/2018 ASSESSMENT ROLL

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APN	BENEFIT ZONE	PROPOSED 2018 TOTAL BID ASMT (\$)	% OF TOTAL
5133001001	5	\$2,079.22	0.084%
5133001002	5	\$800.80	0.032%
5133001003	5	\$2,313.89	0.093%
5133001004	5	\$2,940.54	0.118%
5133001009	5	\$1,466.42	0.059%
5133001014	5	\$1,489.28	0.060%
5133001015	5	\$4,593.37	0.185%
5133002001	5	\$3,143.70	0.126%
5133002004	5	\$3,768.18	0.151%
5133002005	5	\$729.00	0.029%
5133002006	5	\$742.56	0.030%
5133002007	5	\$2,836.24	0.114%
5133002010	5	\$3,049.90	0.123%
5133003902	5	\$0.00	0.000%
5133004001	5	\$15,463.98	0.622%
5133005006	5	\$661.16	0.027%
5133005007	5	\$939.16	0.038%
5133005008	5	\$939.68	0.038%
5133005009	5	\$2,834.96	0.114%
5133005010	5	\$2,708.41	0.109%
5133005016	5	\$2,607.60	0.105%
5133005017	5	\$2,360.90	0.095%
5133005018	5	\$928.10	0.037%
5133006005	5	\$4,320.93	0.174%
5133006006	5	\$4,274.61	0.172%
5133007006	5	\$907.80	0.036%
5133007007	5	\$3,093.20	0.124%
5133007008	5	\$4,125.42	0.166%
5133008005	5	\$754.80	0.030%
5133008006	5	\$754.80	0.030%
5133008007	5	\$1,825.33	0.073%
5133008008	5	\$900.98	0.036%
5133008010	5	\$1,854.60	0.075%
5133008011	5	\$894.16	0.036%
5133009001	5	\$1,685.81	0.068%
5133009002	5	\$1,312.00	0.053%
5133009008	5	\$3,492.09	0.140%
5133010008	5	\$1,064.67	0.043%
5133010014	5	\$1,999.60	0.080%
5133010017	5	\$3,560.65	0.143%
5134007016	3	\$4,050.15	0.163%
5134007018	3	\$3,122.12	0.125%
5134007933	2	\$49,662.11	1.996%
5134008003	3	\$4,582.57	0.184%
5134008004	3	\$1,501.87	0.060%
5134008005	4	\$1,651.43	0.066%

5134008006	4	\$13,840.47	0.556%
5134008007	4	\$3,589.33	0.144%
5134009002	4	\$882.00	0.035%
5134009003	4	\$882.00	0.035%
5134009004	4	\$882.00	0.035%
5134009005	4	\$1,152.12	0.046%
5134009006	4	\$1,083.49	0.044%
5134009007	4	\$882.00	0.035%
5134009008	4	\$882.00	0.035%
5134009009	4	\$1,088.72	0.044%
5134009011	3	\$8,678.89	0.349%
5134009018	4	\$2,310.47	0.093%
5134009020	4	\$2,467.40	0.099%
5134009021	3	\$15,413.66	0.620%
5134009023	3	\$3,889.27	0.156%
5134010004	4	\$4,071.99	0.164%
5134010005	4	\$2,618.45	0.105%
5134010006	4	\$1,075.63	0.043%
5134010007	4	\$1,126.43	0.045%
5134010008	4	\$1,061.16	0.043%
5134010009	4	\$899.64	0.036%
5134010010	4	\$1,587.31	0.064%
5134010013	3	\$2,433.78	0.098%
5134010014	3	\$2,433.78	0.098%
5134010023	3	\$13,052.74	0.525%
5134010024	3	\$14,106.51	0.567%
5134010025	4	\$3,753.93	0.151%
5134011007	4	\$1,422.65	0.057%
5134011008	4	\$1,382.27	0.056%
5134011012	4	\$986.74	0.040%
5134011013	4	\$1,230.40	0.049%
5134011016	4	\$882.00	0.035%
5134011017	4	\$1,071.91	0.043%
5134011018	4	\$882.00	0.035%
5134011019	4	\$1,306.47	0.053%
5134011020	4	\$1,284.69	0.052%
5134011021	4	\$1,276.56	0.051%
5134011023	4	\$1,782.76	0.072%
5134011024	4	\$5,083.56	0.204%
5134011025	4	\$2,122.32	0.085%
5134011026	4	\$2,535.75	0.102%
5134011027	4	\$970.20	0.039%
5134011028	4	\$970.20	0.039%
5134011029	4	\$970.20	0.039%
5134011030	4	\$3,594.15	0.144%
5134011031	4	\$1,085.14	0.044%
5134011032	4	\$1,099.75	0.044%
5134012010	4	\$2,742.47	0.110%
5134012011	4	\$1,088.72	0.044%
5134012012	4	\$1,065.29	0.043%
5134012015	4	\$1,366.97	0.055%

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5134012016	4	\$1,081.83	0.043%	5134023009	4	\$3,856.59	0.155%
5134012017	4	\$1,051.51	0.042%	5134024001	5	\$2,471.60	0.099%
5134012018	4	\$2,031.42	0.082%	5134024002	5	\$849.60	0.034%
5134012020	4	\$1,195.66	0.048%	5134024003	5	\$852.30	0.034%
5134012024	4	\$2,166.42	0.087%	5134024004	5	\$2,072.60	0.083%
5134012026	4	\$8,162.44	0.328%	5134024005	5	\$890.00	0.036%
5134012027	4	\$4,997.53	0.201%	5134024006	5	\$890.00	0.036%
5134012028	4	\$2,601.90	0.105%	5134024008	5	\$740.00	0.030%
5134012029	4	\$893.03	0.036%	5134024010	5	\$1,526.00	0.061%
5134014008	4	\$1,012.60	0.041%	5134024013	5	\$2,327.60	0.094%
5134014010	4	\$820.26	0.033%	5134025001	5	\$2,663.76	0.107%
5134014011	4	\$1,020.09	0.041%	5134025002	5	\$974.70	0.039%
5134014012	4	\$1,601.64	0.064%	5134025003	5	\$1,932.45	0.078%
5134014019	4	\$2,688.78	0.108%	5134025004	5	\$890.00	0.036%
5134014020	4	\$4,526.59	0.182%	5134025005	5	\$812.00	0.033%
5134014021	4	\$4,132.33	0.166%	5134025008	5	\$887.00	0.036%
5134014022	4	\$985.64	0.040%	5134025009	5	\$841.65	0.034%
5134014024	4	\$4,379.13	0.176%	5134025010	5	\$709.64	0.029%
5134015012	4	\$1,564.16	0.063%	5134025011	5	\$1,320.93	0.053%
5134015013	4	\$3,335.79	0.134%	5134025012	5	\$805.75	0.032%
5134015019	4	\$819.25	0.033%	5134025013	5	\$815.00	0.033%
5134015025	4	\$4,831.46	0.194%	5134025014	5	\$635.54	0.026%
5134015026	4	\$1,321.99	0.053%	5134025015	5	\$890.00	0.036%
5134015027	4	\$6,810.09	0.274%	5134025016	5	\$1,122.59	0.045%
5134017004	4	\$1,053.72	0.042%	5134025017	5	\$740.00	0.030%
5134017005	4	\$2,860.67	0.115%	5134025018	5	\$766.00	0.031%
5134017006	4	\$2,967.44	0.119%	5134025019	5	\$696.00	0.028%
5134017009	4	\$6,705.43	0.270%	5134025020	5	\$1,131.60	0.045%
5134017011	4	\$2,140.19	0.086%	5134025021	5	\$1,567.86	0.063%
5134017014	4	\$1,213.86	0.049%	5134025022	5	\$787.26	0.032%
5134017016	4	\$1,157.08	0.047%	5134025023	5	\$712.00	0.029%
5134017020	4	\$1,064.49	0.043%	5134025024	5	\$1,456.60	0.059%
5134017028	4	\$19,680.83	0.791%	5134025025	5	\$2,552.00	0.103%
5134017029	4	\$10,792.28	0.434%	5134025026	5	\$2,679.20	0.108%
5134017030	4	\$3,552.80	0.143%	5134025027	5	\$1,399.20	0.056%
5134017031	4	\$3,242.14	0.130%	5134025028	5	\$1,923.33	0.077%
5134017032	4	\$3,303.97	0.133%	5134025029	5	\$1,340.00	0.054%
5134020001	4	\$2,142.38	0.086%	5134025030	5	\$674.44	0.027%
5134020002	4	\$2,138.85	0.086%	5134025031	5	\$1,672.31	0.067%
5134020003	4	\$981.23	0.039%	5134025032	5	\$1,480.00	0.059%
5134020004	4	\$981.23	0.039%	5134025033	5	\$740.00	0.030%
5134020023	4	\$6,893.56	0.277%	5134025034	5	\$740.00	0.030%
5134020024	4	\$5,451.59	0.219%	5134025035	5	\$700.00	0.028%
5134021001	4	\$2,138.85	0.086%	5134025036	5	\$885.00	0.036%
5134021002	4	\$2,960.74	0.119%	5134025037	5	\$940.00	0.038%
5134021003	4	\$1,119.32	0.045%	5134025038	5	\$862.50	0.035%
5134021016	4	\$9,372.43	0.377%	5134025040	5	\$1,767.48	0.071%
5134022902	5	\$7,726.14	0.311%	5134025041	5	\$1,640.40	0.066%
5134022903	4	\$35,423.96	1.424%	5134025042	4	\$6,526.52	0.262%
5134023001	4	\$2,297.39	0.092%	5134025043	4	\$2,853.83	0.115%
5134023002	4	\$5,505.93	0.221%	5134025044	4	\$2,092.78	0.084%
5134023006	4	\$3,580.88	0.144%	5134025045	4	\$1,109.18	0.045%

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5134025046	4	\$975.78	0.039%	5138007080	1	\$27,349.53	1.099%
5134025047	4	\$1,510.51	0.061%	5138007081	1	\$78,246.12	3.145%
5134025048	4	\$993.00	0.040%	5138007082	1	\$59,394.82	2.387%
5134025049	4	\$1,006.36	0.040%	5138007083	1	\$14,618.00	0.588%
5134025050	4	\$1,619.31	0.065%	5138007084	1	\$0.00	0.000%
5134025051	5	\$1,674.00	0.067%	5138007085	1	\$0.00	0.000%
5134025052	4	\$1,202.32	0.048%	5138007086	1	\$0.00	0.000%
5134025053	5	\$402.28	0.016%	5138007087	1	\$0.00	0.000%
5134025900	5	\$2,193.26	0.088%	5138007088	1	\$12,962.31	0.521%
5138002019	3	\$6,667.79	0.268%	5138007089	1	\$35,672.21	1.434%
5138002029	3	\$1,258.09	0.051%	5138007090	1	\$0.00	0.000%
5138002030	4	\$5,721.98	0.230%	5138007091	1	\$0.00	0.000%
5138002031	3	\$4,779.45	0.192%	5138007092	1	\$27,994.18	1.125%
5138002032	3	\$11,121.69	0.447%	5138007093	1	\$9,380.35	0.377%
5138002033	3	\$383.23	0.015%	5138007094	1	\$7,018.90	0.282%
5138003001	3	\$4,278.42	0.172%	5138007095	1	\$0.00	0.000%
5138003002	3	\$2,904.76	0.117%	5138007096	1	\$0.00	0.000%
5138003003	3	\$1,875.43	0.075%	5138007097	1	\$0.00	0.000%
5138003008	3	\$10,826.35	0.435%	5138007098	1	\$0.00	0.000%
5138003012	3	\$6,112.08	0.246%	5138007099	1	\$0.00	0.000%
5138003014	3	\$9,807.97	0.394%	5138007100	1	\$0.00	0.000%
5138003015	3	\$3,780.07	0.152%	5138007101	1	\$0.00	0.000%
5138004001	3	\$3,849.56	0.155%	5138007103	1	\$0.00	0.000%
5138004002	3	\$1,209.72	0.049%	5138012002	4	\$11,201.60	0.450%
5138004003	3	\$1,209.72	0.049%	5138012007	3	\$807.03	0.032%
5138004010	3	\$8,918.44	0.358%	5138012008	3	\$493.92	0.020%
5138004011	3	\$2,419.44	0.097%	5138012009	3	\$987.84	0.040%
5138004900	3	\$3,157.02	0.127%	5138012010	3	\$778.09	0.031%
5138005008	3	\$1,482.59	0.060%	5138012011	3	\$751.63	0.030%
5138005015	3	\$1,166.72	0.047%	5138012012	3	\$2,931.00	0.118%
5138005016	3	\$1,166.72	0.047%	5138012013	4	\$1,081.33	0.043%
5138005017	3	\$3,032.15	0.122%	5138012014	4	\$701.63	0.028%
5138005026	3	\$2,198.50	0.088%	5138012015	4	\$542.43	0.022%
5138005032	3	\$5,256.29	0.211%	5138012016	4	\$361.62	0.015%
5138005033	3	\$9,728.70	0.391%	5138012017	4	\$1,041.92	0.042%
5138005034	3	\$1,196.82	0.048%	5138012023	3	\$11,111.68	0.447%
5138005039	3	\$3,206.02	0.129%	5138012024	3	\$5,051.61	0.203%
5138005040	3	\$1,198.97	0.048%	5138012026	4	\$904.05	0.036%
5138005044	3	\$2,397.95	0.096%	5138012029	4	\$26.46	0.001%
5138005046	3	\$25,664.84	1.032%	5138012030	4	\$1,058.40	0.043%
5138006007	3	\$1,209.72	0.049%	5138012031	4	\$13.23	0.001%
5138006008	3	\$1,209.72	0.049%	5138012032	4	\$2,912.81	0.117%
5138006009	3	\$4,456.86	0.179%	5138013056	4	\$2,233.44	0.090%
5138006014	3	\$1,434.47	0.058%	5138013063	4	\$4,200.86	0.169%
5138006020	3	\$4,095.22	0.165%	5138013066	4	\$4,756.19	0.191%
5138006021	3	\$2,894.47	0.116%	5138013073	4	\$19,487.76	0.783%
5138006022	3	\$1,160.91	0.047%	5138013074	4	\$9,327.91	0.375%
5138006023	3	\$3,429.65	0.138%	5138014001	4	\$2,619.54	0.105%
5138006024	3	\$11,541.07	0.464%	5138014002	4	\$875.39	0.035%
5138006027	3	\$3,583.63	0.144%	5138014003	4	\$1,276.01	0.051%
5138007070	1	\$3,165.12	0.127%	5138014011	4	\$3,047.31	0.122%
5138007071	1	\$3,271.67	0.132%	5138014012	4	\$1,217.16	0.049%

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5138014015	4	\$6,086.31	0.245%	5138014072	4	\$490.83	0.020%
5138014021	4	\$609.90	0.025%	5138014073	4	\$451.80	0.018%
5138014022	4	\$553.34	0.022%	5138014074	4	\$475.62	0.019%
5138014023	4	\$518.62	0.021%	5138014075	4	\$416.08	0.017%
5138014024	4	\$628.76	0.025%	5138014076	4	\$475.62	0.019%
5138014025	4	\$470.99	0.019%	5138014077	4	\$416.08	0.017%
5138014026	4	\$471.98	0.019%	5138014078	4	\$475.62	0.019%
5138014027	4	\$474.96	0.019%	5138014079	4	\$416.08	0.017%
5138014028	4	\$470.99	0.019%	5138014080	4	\$435.27	0.017%
5138014029	4	\$471.98	0.019%	5138014081	4	\$435.27	0.017%
5138014030	4	\$474.96	0.019%	5138014082	4	\$416.08	0.017%
5138014031	4	\$470.99	0.019%	5138014083	4	\$475.62	0.019%
5138014032	4	\$471.98	0.019%	5138014084	4	\$416.08	0.017%
5138014033	4	\$474.96	0.019%	5138014085	4	\$475.62	0.019%
5138014034	4	\$458.75	0.018%	5138014086	4	\$416.08	0.017%
5138014035	4	\$710.78	0.029%	5138014087	4	\$475.62	0.019%
5138014036	4	\$473.63	0.019%	5138014088	4	\$451.80	0.018%
5138014037	4	\$470.66	0.019%	5138014089	4	\$490.83	0.020%
5138014038	4	\$469.67	0.019%	5138014090	4	\$392.93	0.016%
5138014039	4	\$473.63	0.019%	5138014091	4	\$698.54	0.028%
5138014040	4	\$470.66	0.019%	5138014092	4	\$686.31	0.028%
5138014041	4	\$469.67	0.019%	5138014093	4	\$650.92	0.026%
5138014042	4	\$473.63	0.019%	5138014094	4	\$436.92	0.018%
5138014043	4	\$470.66	0.019%	5138014095	4	\$545.08	0.022%
5138014044	4	\$469.67	0.019%	5138014096	4	\$403.85	0.016%
5138014045	4	\$743.53	0.030%	5138014097	4	\$466.03	0.019%
5138014046	4	\$519.94	0.021%	5138014098	4	\$403.85	0.016%
5138014047	4	\$553.34	0.022%	5138014099	4	\$545.08	0.022%
5138014048	4	\$609.90	0.025%	5138014100	4	\$403.85	0.016%
5138014049	4	\$407.48	0.016%	5138014101	4	\$423.03	0.017%
5138014050	4	\$392.93	0.016%	5138014102	4	\$498.77	0.020%
5138014051	4	\$490.83	0.020%	5138014103	4	\$482.90	0.019%
5138014052	4	\$452.47	0.018%	5138014104	4	\$545.08	0.022%
5138014053	4	\$476.28	0.019%	5138014105	4	\$482.90	0.019%
5138014054	4	\$416.75	0.017%	5138014106	4	\$545.08	0.022%
5138014055	4	\$476.28	0.019%	5138014107	4	\$482.90	0.019%
5138014056	4	\$416.75	0.017%	5138014108	4	\$545.08	0.022%
5138014057	4	\$476.28	0.019%	5138014109	4	\$514.98	0.021%
5138014058	4	\$416.75	0.017%	5138014110	4	\$745.84	0.030%
5138014059	4	\$435.93	0.018%	5138014111	4	\$686.97	0.028%
5138014060	4	\$435.93	0.018%	5138014112	4	\$6,275.84	0.252%
5138014061	4	\$416.75	0.017%	5138014113	4	\$3,279.50	0.132%
5138014062	4	\$476.28	0.019%	5138015027	3	\$23,154.47	0.931%
5138014063	4	\$416.75	0.017%	5138015039	3	\$0.00	0.000%
5138014064	4	\$476.28	0.019%	5138015040	3	\$0.00	0.000%
5138014065	4	\$416.75	0.017%	5138015041	3	\$0.00	0.000%
5138014066	4	\$476.28	0.019%	5138015042	3	\$0.00	0.000%
5138014067	4	\$452.47	0.018%	5138015043	3	\$0.00	0.000%
5138014068	4	\$490.83	0.020%	5138015044	3	\$0.00	0.000%
5138014069	4	\$392.93	0.016%	5138015045	3	\$39,779.16	1.599%
5138014070	4	\$407.48	0.016%	5138016912	2	\$26,906.51	1.082%
5138014071	4	\$392.93	0.016%	5138016914	2	\$12,551.96	0.505%

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5138017020	4	\$314.21	0.013%
5138017021	4	\$519.28	0.021%
5138017022	4	\$221.60	0.009%
5138017023	4	\$218.30	0.009%
5138017024	4	\$307.60	0.012%
5138017025	4	\$304.29	0.012%
5138017026	4	\$304.29	0.012%
5138017027	4	\$515.97	0.021%
5138017028	4	\$291.06	0.012%
5138017029	4	\$519.28	0.021%
5138017030	4	\$231.53	0.009%
5138017031	4	\$218.30	0.009%
5138017032	4	\$307.60	0.012%
5138017033	4	\$304.29	0.012%
5138017034	4	\$304.29	0.012%
5138017035	4	\$515.97	0.021%
5138017036	4	\$294.37	0.012%
5138017037	4	\$300.98	0.012%
5138017038	4	\$304.29	0.012%
5138017039	4	\$420.05	0.017%
5138017040	4	\$310.91	0.012%
5138017041	4	\$297.68	0.012%
5138017042	4	\$310.91	0.012%
5138017043	4	\$294.37	0.012%
5138017044	4	\$307.60	0.012%
5138017045	4	\$449.82	0.018%
5138017046	4	\$519.28	0.021%
5138017047	4	\$234.83	0.009%
5138017048	4	\$218.30	0.009%
5138017049	4	\$307.60	0.012%
5138017050	4	\$304.29	0.012%
5138017051	4	\$304.29	0.012%
5138017052	4	\$515.97	0.021%
5138017053	4	\$294.37	0.012%
5138017054	4	\$300.98	0.012%
5138017055	4	\$304.29	0.012%
5138017056	4	\$420.05	0.017%
5138017057	4	\$310.91	0.012%
5138017058	4	\$297.68	0.012%
5138017059	4	\$310.91	0.012%
5138017060	4	\$294.37	0.012%
5138017061	4	\$307.60	0.012%
5138017062	4	\$449.82	0.018%
5138017063	4	\$519.28	0.021%
5138017064	4	\$234.83	0.009%
5138017065	4	\$218.30	0.009%
5138017066	4	\$307.60	0.012%
5138017067	4	\$304.29	0.012%
5138017068	4	\$304.29	0.012%
5138017069	4	\$515.97	0.021%
5138017070	4	\$294.37	0.012%
5138017071	4	\$300.98	0.012%

5138017072	4	\$304.29	0.012%
5138017073	4	\$420.05	0.017%
5138017074	4	\$310.91	0.012%
5138017075	4	\$297.68	0.012%
5138017076	4	\$310.91	0.012%
5138017077	4	\$294.37	0.012%
5138017078	4	\$307.60	0.012%
5138017079	4	\$449.82	0.018%
5138017080	4	\$519.28	0.021%
5138017081	4	\$234.83	0.009%
5138017082	4	\$218.30	0.009%
5138017083	4	\$307.60	0.012%
5138017084	4	\$304.29	0.012%
5138017085	4	\$304.29	0.012%
5138017086	4	\$515.97	0.021%
5138017087	4	\$294.37	0.012%
5138017088	4	\$300.98	0.012%
5138017089	4	\$304.29	0.012%
5138017090	4	\$420.05	0.017%
5138017091	4	\$310.91	0.012%
5138017092	4	\$297.68	0.012%
5138017093	4	\$310.91	0.012%
5138017094	4	\$294.37	0.012%
5138017095	4	\$307.60	0.012%
5138017096	4	\$449.82	0.018%
5138017097	3	\$7,442.99	0.299%
5138017098	4	\$1,558.99	0.063%
5138018027	3	\$1,482.86	0.060%
5138018028	3	\$253.58	0.010%
5138018029	3	\$211.68	0.009%
5138018030	3	\$248.06	0.010%
5138018031	3	\$198.45	0.008%
5138018032	3	\$238.14	0.010%
5138018033	3	\$304.29	0.012%
5138018034	3	\$277.83	0.011%
5138018035	3	\$238.14	0.010%
5138018036	3	\$367.13	0.015%
5138018037	3	\$284.45	0.011%
5138018038	3	\$254.68	0.010%
5138018039	3	\$231.53	0.009%
5138018040	3	\$284.45	0.011%
5138018041	3	\$363.83	0.015%
5138018042	3	\$370.44	0.015%
5138018043	3	\$224.91	0.009%
5138018044	3	\$334.06	0.013%
5138018045	3	\$281.14	0.011%
5138018046	3	\$370.44	0.015%
5138018047	3	\$367.13	0.015%
5138018048	3	\$284.45	0.011%
5138018049	3	\$254.68	0.010%
5138018050	3	\$231.53	0.009%
5138018051	3	\$284.45	0.011%

GREATER SOUTH PARK BID RENEWAL – ASSESSMENT ENGINEER’S REPORT

5138018052	3	\$363.83	0.015%
5138018053	3	\$370.44	0.015%
5138018054	3	\$224.91	0.009%
5138018055	3	\$234.83	0.009%
5138018056	3	\$254.68	0.010%
5138018057	3	\$224.91	0.009%
5138018058	3	\$370.44	0.015%
5138018059	3	\$367.13	0.015%
5138018060	3	\$284.45	0.011%
5138018061	3	\$254.68	0.010%
5138018062	3	\$231.53	0.009%
5138018063	3	\$284.45	0.011%
5138018064	3	\$363.83	0.015%
5138018065	3	\$370.44	0.015%
5138018066	3	\$224.91	0.009%
5138018067	3	\$234.83	0.009%
5138018068	3	\$254.68	0.010%
5138018069	3	\$224.91	0.009%
5138018070	3	\$370.44	0.015%
5138018071	3	\$367.13	0.015%
5138018072	3	\$284.45	0.011%
5138018073	3	\$254.68	0.010%
5138018074	3	\$231.53	0.009%
5138018075	3	\$284.45	0.011%
5138018076	3	\$363.83	0.015%
5138018077	3	\$370.44	0.015%
5138018078	3	\$224.91	0.009%
5138018079	3	\$234.83	0.009%
5138018080	3	\$254.68	0.010%
5138018081	3	\$224.91	0.009%
5138018082	3	\$370.44	0.015%
5138018083	3	\$367.13	0.015%
5138018084	3	\$284.45	0.011%
5138018085	3	\$254.68	0.010%
5138018086	3	\$231.53	0.009%
5138018087	3	\$284.45	0.011%
5138018088	3	\$363.83	0.015%
5138018089	3	\$370.44	0.015%
5138018090	3	\$224.91	0.009%
5138018091	3	\$234.83	0.009%
5138018092	3	\$254.68	0.010%
5138018093	3	\$224.91	0.009%
5138018094	3	\$370.44	0.015%
5138018095	3	\$367.13	0.015%
5138018096	3	\$284.45	0.011%
5138018097	3	\$254.68	0.010%
5138018098	3	\$231.53	0.009%
5138018099	3	\$284.45	0.011%
5138018100	3	\$363.83	0.015%
5138018101	3	\$370.44	0.015%
5138018102	3	\$224.91	0.009%
5138018103	3	\$234.83	0.009%

5138018104	3	\$254.68	0.010%
5138018105	3	\$224.91	0.009%
5138018106	3	\$370.44	0.015%
5138018107	3	\$367.13	0.015%
5138018108	3	\$284.45	0.011%
5138018109	3	\$254.68	0.010%
5138018110	3	\$231.53	0.009%
5138018111	3	\$284.45	0.011%
5138018112	3	\$363.83	0.015%
5138018113	3	\$370.44	0.015%
5138018114	3	\$224.91	0.009%
5138018115	3	\$234.83	0.009%
5138018116	3	\$254.68	0.010%
5138018117	3	\$224.91	0.009%
5138018118	3	\$370.44	0.015%
5138018119	3	\$363.83	0.015%
5138018120	3	\$284.45	0.011%
5138018121	3	\$254.68	0.010%
5138018122	3	\$231.53	0.009%
5138018123	3	\$284.45	0.011%
5138018124	3	\$363.83	0.015%
5138018125	3	\$370.44	0.015%
5138018126	3	\$224.91	0.009%
5138018127	3	\$234.83	0.009%
5138018128	3	\$254.68	0.010%
5138018129	3	\$224.91	0.009%
5138018130	3	\$370.44	0.015%
5138018131	3	\$367.13	0.015%
5138018132	3	\$284.45	0.011%
5138018133	3	\$254.68	0.010%
5138018134	3	\$231.53	0.009%
5138018135	3	\$284.45	0.011%
5138018136	3	\$363.83	0.015%
5138018137	3	\$370.44	0.015%
5138018138	3	\$224.91	0.009%
5138018139	3	\$234.83	0.009%
5138018140	3	\$254.68	0.010%
5138018141	3	\$224.91	0.009%
5138018142	3	\$370.44	0.015%
5138018143	3	\$367.13	0.015%
5138018144	3	\$284.45	0.011%
5138018145	3	\$254.68	0.010%
5138018146	3	\$231.53	0.009%
5138018147	3	\$284.45	0.011%
5138018148	3	\$363.83	0.015%
5138018149	3	\$370.44	0.015%
5138018150	3	\$224.91	0.009%
5138018151	3	\$234.83	0.009%
5138018152	3	\$254.68	0.010%
5138018153	3	\$224.91	0.009%
5138018154	3	\$370.44	0.015%
5138018155	3	\$367.13	0.015%

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5138018156	3	\$284.45	0.011%	5138019050	3	\$363.83	0.015%
5138018157	3	\$254.68	0.010%	5138019051	3	\$370.44	0.015%
5138018158	3	\$231.53	0.009%	5138019052	3	\$224.91	0.009%
5138018159	3	\$284.45	0.011%	5138019053	3	\$234.83	0.009%
5138018160	3	\$363.83	0.015%	5138019054	3	\$254.68	0.010%
5138018161	3	\$370.44	0.015%	5138019055	3	\$224.91	0.009%
5138018162	3	\$224.91	0.009%	5138019056	3	\$370.44	0.015%
5138018163	3	\$234.83	0.009%	5138019169	3	\$403.52	0.016%
5138018164	3	\$254.68	0.010%	5138019170	3	\$257.99	0.010%
5138018165	3	\$224.91	0.009%	5138019171	3	\$248.06	0.010%
5138018166	3	\$370.44	0.015%	5138019172	3	\$231.53	0.009%
5138018167	3	\$367.13	0.015%	5138019173	3	\$284.45	0.011%
5138018168	3	\$284.45	0.011%	5138019174	3	\$406.82	0.016%
5138018169	3	\$254.68	0.010%	5138019175	3	\$433.28	0.017%
5138018170	3	\$231.53	0.009%	5138019176	3	\$370.44	0.015%
5138018171	3	\$284.45	0.011%	5138019177	3	\$300.98	0.012%
5138018172	3	\$363.83	0.015%	5138019178	3	\$300.98	0.012%
5138018173	3	\$370.44	0.015%	5138019179	3	\$519.28	0.021%
5138018174	3	\$224.91	0.009%	5138019180	3	\$403.52	0.016%
5138018175	3	\$234.83	0.009%	5138019181	3	\$257.99	0.010%
5138018176	3	\$254.68	0.010%	5138019182	3	\$248.06	0.010%
5138018177	3	\$224.91	0.009%	5138019183	3	\$231.53	0.009%
5138018178	3	\$370.44	0.015%	5138019184	3	\$284.45	0.011%
5138019021	3	\$367.13	0.015%	5138019185	3	\$406.82	0.016%
5138019022	3	\$284.45	0.011%	5138019186	3	\$433.28	0.017%
5138019023	3	\$254.68	0.010%	5138019187	3	\$370.44	0.015%
5138019024	3	\$231.53	0.009%	5138019188	3	\$300.98	0.012%
5138019025	3	\$284.45	0.011%	5138019189	3	\$300.98	0.012%
5138019026	3	\$367.13	0.015%	5138019190	3	\$519.28	0.021%
5138019027	3	\$370.44	0.015%	5138019191	3	\$403.52	0.016%
5138019028	3	\$224.91	0.009%	5138019192	3	\$257.99	0.010%
5138019029	3	\$234.83	0.009%	5138019193	3	\$248.06	0.010%
5138019030	3	\$254.68	0.010%	5138019194	3	\$231.53	0.009%
5138019031	3	\$224.91	0.009%	5138019195	3	\$284.45	0.011%
5138019032	3	\$370.44	0.015%	5138019196	3	\$406.82	0.016%
5138019033	3	\$367.13	0.015%	5138019197	3	\$433.28	0.017%
5138019034	3	\$284.45	0.011%	5138019198	3	\$370.44	0.015%
5138019035	3	\$254.68	0.010%	5138019199	3	\$300.98	0.012%
5138019036	3	\$231.53	0.009%	5138019200	3	\$300.98	0.012%
5138019037	3	\$284.45	0.011%	5138019201	3	\$519.28	0.021%
5138019038	3	\$363.83	0.015%	5138019202	3	\$403.52	0.016%
5138019039	3	\$370.44	0.015%	5138019203	3	\$257.99	0.010%
5138019040	3	\$224.91	0.009%	5138019204	3	\$248.06	0.010%
5138019041	3	\$234.83	0.009%	5138019205	3	\$231.53	0.009%
5138019042	3	\$254.68	0.010%	5138019206	3	\$284.45	0.011%
5138019043	3	\$224.91	0.009%	5138019207	3	\$406.82	0.016%
5138019044	3	\$370.44	0.015%	5138019208	3	\$433.28	0.017%
5138019045	3	\$367.13	0.015%	5138019209	3	\$370.44	0.015%
5138019046	3	\$284.45	0.011%	5138019210	3	\$300.98	0.012%
5138019047	3	\$254.68	0.010%	5138019211	3	\$300.98	0.012%
5138019048	3	\$231.53	0.009%	5138019212	3	\$519.28	0.021%
5138019049	3	\$284.45	0.011%	5138019213	3	\$403.52	0.016%

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5138019214	3	\$257.99	0.010%
5138019215	3	\$248.06	0.010%
5138019216	3	\$231.53	0.009%
5138019217	3	\$284.45	0.011%
5138019218	3	\$406.82	0.016%
5138019219	3	\$433.28	0.017%
5138019220	3	\$370.44	0.015%
5138019221	3	\$300.98	0.012%
5138019222	3	\$300.98	0.012%
5138019223	3	\$519.28	0.021%
5138019224	3	\$668.12	0.027%
5138019225	3	\$489.51	0.020%
5138019226	3	\$717.73	0.029%
5138019227	3	\$704.50	0.028%
5138019228	3	\$525.89	0.021%
5138019229	3	\$515.97	0.021%
5138019230	3	\$668.12	0.027%
5138019231	3	\$489.51	0.020%
5138019232	3	\$717.73	0.029%
5138019233	3	\$704.50	0.028%
5138019234	3	\$525.89	0.021%
5138019235	3	\$515.97	0.021%
5138019236	3	\$668.12	0.027%
5138019237	3	\$489.51	0.020%
5138019238	3	\$724.34	0.029%
5138019239	3	\$727.65	0.029%
5138019240	3	\$562.28	0.023%
5138019241	3	\$648.27	0.026%
5138019242	3	\$668.12	0.027%
5138019243	3	\$489.51	0.020%
5138019244	3	\$724.34	0.029%
5138019245	3	\$727.65	0.029%
5138019246	3	\$562.28	0.023%
5138019247	3	\$648.27	0.026%
5138019248	3	\$668.12	0.027%
5138019249	3	\$489.51	0.020%
5138019250	3	\$724.34	0.029%
5138019251	3	\$727.65	0.029%
5138019252	3	\$562.28	0.023%
5138019253	3	\$648.27	0.026%
5138025014	3	\$4,182.31	0.168%
5138025016	3	\$705.80	0.028%
5138025017	3	\$4,228.31	0.170%
5138025900	3	\$5,278.37	0.212%
5138026010	4	\$893.03	0.036%
5138026011	4	\$1,087.98	0.044%
5138026014	4	\$1,300.96	0.052%
5138026016	4	\$1,295.45	0.052%
5138026017	4	\$1,088.72	0.044%
5138026019	4	\$1,106.64	0.044%
5138026020	4	\$1,106.36	0.044%
5138026022	4	\$2,826.85	0.114%

5138026023	4	\$1,105.57	0.044%
5138026025	4	\$1,306.47	0.053%
5138026026	4	\$2,120.94	0.085%
5138026028	4	\$3,674.81	0.148%
5138026036	4	\$12,796.82	0.514%
5138026900	4	\$882.00	0.035%
5138027001	1	\$542.43	0.022%
5138027002	1	\$618.50	0.025%
5138027003	1	\$555.66	0.022%
5138027004	1	\$327.44	0.013%
5138027005	1	\$555.66	0.022%
5138027006	1	\$648.27	0.026%
5138027007	1	\$562.28	0.023%
5138027008	1	\$549.05	0.022%
5138027009	1	\$618.50	0.025%
5138027010	1	\$562.28	0.023%
5138027011	1	\$327.44	0.013%
5138027012	1	\$558.97	0.022%
5138027013	1	\$654.89	0.026%
5138027014	1	\$562.28	0.023%
5138027015	1	\$552.35	0.022%
5138027016	1	\$621.81	0.025%
5138027017	1	\$410.13	0.016%
5138027018	1	\$565.58	0.023%
5138027019	1	\$337.37	0.014%
5138027020	1	\$330.75	0.013%
5138027021	1	\$793.80	0.032%
5138027022	1	\$562.28	0.023%
5138027023	1	\$562.28	0.023%
5138027024	1	\$658.19	0.026%
5138027025	1	\$552.35	0.022%
5138027026	1	\$628.43	0.025%
5138027027	1	\$420.05	0.017%
5138027028	1	\$572.20	0.023%
5138027029	1	\$340.67	0.014%
5138027030	1	\$334.06	0.013%
5138027031	1	\$373.75	0.015%
5138027032	1	\$565.58	0.023%
5138027033	1	\$496.13	0.020%
5138027034	1	\$658.19	0.026%
5138027035	1	\$565.58	0.023%
5138027036	1	\$562.28	0.023%
5138027037	1	\$635.04	0.026%
5138027038	1	\$423.36	0.017%
5138027039	1	\$578.81	0.023%
5138027040	1	\$343.98	0.014%
5138027041	1	\$337.37	0.014%
5138027042	1	\$377.06	0.015%
5138027043	1	\$572.20	0.023%
5138027044	1	\$496.13	0.020%
5138027045	1	\$664.81	0.027%
5138027046	1	\$565.58	0.023%

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5138027047	1	\$575.51	0.023%	5138027099	1	\$529.20	0.021%
5138027048	1	\$635.04	0.026%	5138027100	1	\$697.88	0.028%
5138027049	1	\$426.67	0.017%	5138027101	1	\$562.28	0.023%
5138027050	1	\$582.12	0.023%	5138027102	1	\$601.97	0.024%
5138027051	1	\$343.98	0.014%	5138027103	1	\$664.81	0.027%
5138027052	1	\$340.67	0.014%	5138027104	1	\$449.82	0.018%
5138027053	1	\$383.67	0.015%	5138027105	1	\$611.89	0.025%
5138027054	1	\$578.81	0.023%	5138027106	1	\$363.83	0.015%
5138027055	1	\$502.74	0.020%	5138027107	1	\$373.75	0.015%
5138027056	1	\$674.73	0.027%	5138027108	1	\$410.13	0.016%
5138027057	1	\$562.28	0.023%	5138027109	1	\$611.89	0.025%
5138027058	1	\$568.89	0.023%	5138027110	1	\$532.51	0.021%
5138027059	1	\$635.04	0.026%	5138027111	1	\$704.50	0.028%
5138027060	1	\$433.28	0.017%	5138027112	1	\$562.28	0.023%
5138027061	1	\$585.43	0.024%	5138027113	1	\$598.66	0.024%
5138027062	1	\$347.29	0.014%	5138027114	1	\$644.96	0.026%
5138027063	1	\$340.67	0.014%	5138027115	1	\$453.13	0.018%
5138027064	1	\$386.98	0.016%	5138027116	1	\$608.58	0.024%
5138027065	1	\$582.12	0.023%	5138027117	1	\$363.83	0.015%
5138027066	1	\$512.66	0.021%	5138027118	1	\$377.06	0.015%
5138027067	1	\$678.04	0.027%	5138027119	1	\$410.13	0.016%
5138027068	1	\$565.58	0.023%	5138027120	1	\$608.58	0.024%
5138027069	1	\$572.20	0.023%	5138027121	1	\$539.12	0.022%
5138027070	1	\$638.35	0.026%	5138027122	1	\$714.42	0.029%
5138027071	1	\$436.59	0.018%	5138027123	1	\$562.28	0.023%
5138027072	1	\$592.04	0.024%	5138027124	1	\$605.27	0.024%
5138027073	1	\$350.60	0.014%	5138027125	1	\$648.27	0.026%
5138027074	1	\$343.98	0.014%	5138027126	1	\$459.74	0.018%
5138027075	1	\$393.59	0.016%	5138027127	1	\$615.20	0.025%
5138027076	1	\$585.43	0.024%	5138027128	1	\$363.83	0.015%
5138027077	1	\$519.28	0.021%	5138027129	1	\$360.52	0.014%
5138027078	1	\$681.35	0.027%	5138027130	1	\$416.75	0.017%
5138027079	1	\$565.58	0.023%	5138027131	1	\$615.20	0.025%
5138027080	1	\$592.04	0.024%	5138027132	1	\$542.43	0.022%
5138027081	1	\$658.19	0.026%	5138027133	1	\$721.04	0.029%
5138027082	1	\$439.90	0.018%	5138027134	1	\$562.28	0.023%
5138027083	1	\$601.97	0.024%	5138027135	1	\$608.58	0.024%
5138027084	1	\$357.21	0.014%	5138027136	1	\$651.58	0.026%
5138027085	1	\$370.44	0.015%	5138027137	1	\$463.05	0.019%
5138027086	1	\$396.90	0.016%	5138027138	1	\$618.50	0.025%
5138027087	1	\$601.97	0.024%	5138027139	1	\$367.13	0.015%
5138027088	1	\$522.59	0.021%	5138027140	1	\$363.83	0.015%
5138027089	1	\$691.27	0.028%	5138027141	1	\$420.05	0.017%
5138027090	1	\$562.28	0.023%	5138027142	1	\$618.50	0.025%
5138027091	1	\$595.35	0.024%	5138027143	1	\$549.05	0.022%
5138027092	1	\$661.50	0.027%	5138027144	1	\$727.65	0.029%
5138027093	1	\$443.21	0.018%	5138027145	1	\$562.28	0.023%
5138027094	1	\$608.58	0.024%	5138027146	1	\$611.89	0.025%
5138027095	1	\$360.52	0.014%	5138027147	1	\$654.89	0.026%
5138027096	1	\$370.44	0.015%	5138027148	1	\$466.36	0.019%
5138027097	1	\$403.52	0.016%	5138027149	1	\$625.12	0.025%
5138027098	1	\$608.58	0.024%	5138027150	1	\$370.44	0.015%

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5138027151	1	\$367.13	0.015%
5138027152	1	\$423.36	0.017%
5138027153	1	\$625.12	0.025%
5138027154	1	\$552.35	0.022%
5138027155	1	\$734.27	0.030%
5138027156	1	\$562.28	0.023%
5138027157	1	\$611.89	0.025%
5138027158	1	\$651.58	0.026%
5138027159	1	\$873.18	0.035%
5138027160	1	\$826.88	0.033%
5138027161	1	\$1,025.33	0.041%
5138027162	1	\$730.30	0.029%
5138027163	1	\$1,409.00	0.057%
5138027164	1	\$618.50	0.025%
5138027165	1	\$658.19	0.026%
5138027166	1	\$863.26	0.035%
5138027167	1	\$833.49	0.034%
5138027168	1	\$1,035.25	0.042%
5138027169	1	\$734.27	0.030%
5138027170	1	\$1,415.61	0.057%
5138027171	1	\$621.81	0.025%
5138027172	1	\$658.19	0.026%
5138027173	1	\$879.80	0.035%
5138027174	1	\$836.80	0.034%
5138027175	1	\$1,041.86	0.042%
5138027176	1	\$740.88	0.030%
5138027177	1	\$1,422.23	0.057%
5138027178	1	\$621.81	0.025%
5138027179	1	\$654.89	0.026%
5138027180	1	\$879.80	0.035%
5138027181	1	\$840.11	0.034%
5138027182	1	\$1,048.48	0.042%
5138027183	1	\$744.19	0.030%
5138027184	1	\$1,428.84	0.057%
5138027185	1	\$621.81	0.025%
5138027186	1	\$658.19	0.026%
5138027187	1	\$876.49	0.035%
5138027188	1	\$836.80	0.034%
5138027189	1	\$1,038.56	0.042%
5138027190	1	\$737.57	0.030%
5138027191	1	\$1,422.23	0.057%
5138027192	1	\$608.58	0.024%
5138027193	1	\$651.58	0.026%
5138027194	1	\$859.95	0.035%
5138027195	1	\$823.57	0.033%
5138027196	1	\$1,018.71	0.041%
5138027197	1	\$727.65	0.029%
5138027198	1	\$1,405.69	0.057%
5138027199	1	\$595.35	0.024%
5138027200	1	\$644.96	0.026%
5138027201	1	\$836.80	0.034%
5138027202	1	\$800.42	0.032%

5138027203	1	\$985.64	0.040%
5138027204	1	\$707.81	0.028%
5138027205	1	\$1,379.23	0.055%
5138027206	1	\$575.51	0.023%
5138027207	1	\$638.35	0.026%
5138027208	1	\$807.03	0.032%
5138027209	1	\$770.65	0.031%
5138027210	1	\$945.95	0.038%
5138027211	1	\$684.65	0.028%
5138027212	1	\$1,349.46	0.054%
5138027213	1	\$1,160.93	0.047%
5138027214	1	\$734.27	0.030%
5138027215	1	\$800.42	0.032%
5138027216	1	\$873.18	0.035%
5138027217	1	\$783.88	0.032%
5138027218	1	\$1,180.78	0.047%
5138027219	1	\$2,179.64	0.088%
5138027220	1	\$1,451.99	0.058%
5138027221	1	\$1,485.07	0.060%
5138027222	1	\$1,435.46	0.058%
5138027223	1	\$1,461.92	0.059%
5138027224	1	\$2,216.03	0.089%
5139005014	4	\$511.23	0.021%
5139005015	4	\$392.82	0.016%
5139005016	4	\$1,122.40	0.045%
5139005017	4	\$683.99	0.027%
5139005018	4	\$770.65	0.031%
5139005019	4	\$764.03	0.031%
5139005020	4	\$764.03	0.031%
5139005021	4	\$764.03	0.031%
5139005022	4	\$1,203.93	0.048%
5139005023	4	\$443.21	0.018%
5139005024	4	\$585.43	0.024%
5139005025	4	\$284.45	0.011%
5139005026	4	\$327.44	0.013%
5139005027	4	\$287.75	0.012%
5139005028	4	\$327.44	0.013%
5139005029	4	\$284.45	0.011%
5139005030	4	\$327.44	0.013%
5139005031	4	\$350.60	0.014%
5139005032	4	\$340.67	0.014%
5139005033	4	\$291.06	0.012%
5139005034	4	\$367.13	0.015%
5139005035	4	\$307.60	0.012%
5139005036	4	\$549.05	0.022%
5139005037	4	\$568.89	0.023%
5139005038	4	\$519.28	0.021%
5139005039	4	\$582.12	0.023%
5139005040	4	\$284.45	0.011%
5139005041	4	\$327.44	0.013%
5139005042	4	\$287.75	0.012%
5139005043	4	\$327.44	0.013%

GREATER SOUTH PARK BID RENEWAL – ASSESSMENT ENGINEER’S REPORT

5139005044	4	\$284.45	0.011%
5139005045	4	\$327.44	0.013%
5139005046	4	\$350.60	0.014%
5139005047	4	\$340.67	0.014%
5139005048	4	\$294.37	0.012%
5139005049	4	\$367.13	0.015%
5139005050	4	\$234.83	0.009%
5139005051	4	\$307.60	0.012%
5139005052	4	\$367.13	0.015%
5139005053	4	\$545.74	0.022%
5139005054	4	\$519.28	0.021%
5139005055	4	\$582.12	0.023%
5139005056	4	\$284.45	0.011%
5139005057	4	\$327.44	0.013%
5139005058	4	\$287.75	0.012%
5139005059	4	\$327.44	0.013%
5139005060	4	\$284.45	0.011%
5139005061	4	\$327.44	0.013%
5139005062	4	\$350.60	0.014%
5139005063	4	\$340.67	0.014%
5139005064	4	\$294.37	0.012%
5139005065	4	\$367.13	0.015%
5139005066	4	\$234.83	0.009%
5139005067	4	\$307.60	0.012%
5139005068	4	\$367.13	0.015%
5139005069	4	\$545.74	0.022%
5139005070	4	\$519.28	0.021%
5139005071	4	\$582.12	0.023%
5139005072	4	\$284.45	0.011%
5139005073	4	\$327.44	0.013%
5139005074	4	\$287.75	0.012%
5139005075	4	\$327.44	0.013%
5139005076	4	\$284.45	0.011%
5139005077	4	\$327.44	0.013%
5139005078	4	\$350.60	0.014%
5139005079	4	\$340.67	0.014%
5139005080	4	\$294.37	0.012%
5139005081	4	\$367.13	0.015%
5139005082	4	\$234.83	0.009%
5139005083	4	\$307.60	0.012%
5139005084	4	\$367.13	0.015%
5139005085	4	\$545.74	0.022%
5139005086	4	\$519.28	0.021%
5139005087	4	\$582.12	0.023%
5139005088	4	\$284.45	0.011%
5139005089	4	\$327.44	0.013%
5139005090	4	\$287.75	0.012%
5139005091	4	\$327.44	0.013%
5139005092	4	\$284.45	0.011%
5139005093	4	\$327.44	0.013%
5139005094	4	\$350.60	0.014%
5139005095	4	\$340.67	0.014%

5139005096	4	\$294.37	0.012%
5139005097	4	\$367.13	0.015%
5139005098	4	\$234.83	0.009%
5139005099	4	\$307.60	0.012%
5139005100	4	\$367.13	0.015%
5139005101	4	\$545.74	0.022%
5139005102	4	\$519.28	0.021%
5139005103	4	\$582.12	0.023%
5139005104	4	\$284.45	0.011%
5139005105	4	\$327.44	0.013%
5139005106	4	\$287.75	0.012%
5139005107	4	\$327.44	0.013%
5139005108	4	\$284.45	0.011%
5139005109	4	\$327.44	0.013%
5139005110	4	\$350.60	0.014%
5139005111	4	\$340.67	0.014%
5139005112	4	\$294.37	0.012%
5139005113	4	\$367.13	0.015%
5139005114	4	\$234.83	0.009%
5139005115	4	\$307.60	0.012%
5139005116	4	\$367.13	0.015%
5139005117	4	\$545.74	0.022%
5139005118	4	\$519.28	0.021%
5139005119	4	\$582.12	0.023%
5139005120	4	\$284.45	0.011%
5139005121	4	\$327.44	0.013%
5139005122	4	\$287.75	0.012%
5139005123	4	\$327.44	0.013%
5139005124	4	\$284.45	0.011%
5139005125	4	\$327.44	0.013%
5139005126	4	\$350.60	0.014%
5139005127	4	\$340.67	0.014%
5139005128	4	\$294.37	0.012%
5139005129	4	\$367.13	0.015%
5139005130	4	\$234.83	0.009%
5139005131	4	\$307.60	0.012%
5139005132	4	\$367.13	0.015%
5139005133	4	\$545.74	0.022%
5139005134	4	\$522.59	0.021%
5139005135	4	\$585.43	0.024%
5139005136	4	\$284.45	0.011%
5139005137	4	\$327.44	0.013%
5139005138	4	\$291.06	0.012%
5139005139	4	\$327.44	0.013%
5139005140	4	\$284.45	0.011%
5139005141	4	\$327.44	0.013%
5139005142	4	\$357.21	0.014%
5139005143	4	\$340.67	0.014%
5139005144	4	\$294.37	0.012%
5139005145	4	\$370.44	0.015%
5139005146	4	\$234.83	0.009%
5139005147	4	\$307.60	0.012%

GREATER SOUTH PARK BID RENEWAL – ASSESSMENT ENGINEER’S REPORT

5139005148	4	\$367.13	0.015%
5139005149	4	\$549.05	0.022%
5139005150	4	\$522.59	0.021%
5139005151	4	\$585.43	0.024%
5139005152	4	\$284.45	0.011%
5139005153	4	\$327.44	0.013%
5139005154	4	\$291.06	0.012%
5139005155	4	\$327.44	0.013%
5139005156	4	\$284.45	0.011%
5139005157	4	\$327.44	0.013%
5139005158	4	\$357.21	0.014%
5139005159	4	\$340.67	0.014%
5139005160	4	\$300.98	0.012%
5139005161	4	\$370.44	0.015%
5139005162	4	\$231.53	0.009%
5139005163	4	\$307.60	0.012%
5139005164	4	\$367.13	0.015%
5139005165	4	\$549.05	0.022%
5139005166	4	\$522.59	0.021%
5139005167	4	\$585.43	0.024%
5139005168	4	\$284.45	0.011%
5139005169	4	\$327.44	0.013%
5139005170	4	\$291.06	0.012%
5139005171	4	\$327.44	0.013%
5139005172	4	\$284.45	0.011%
5139005173	4	\$327.44	0.013%
5139005174	4	\$357.21	0.014%
5139005175	4	\$340.67	0.014%
5139005176	4	\$300.98	0.012%
5139005177	4	\$370.44	0.015%
5139005178	4	\$231.53	0.009%
5139005179	4	\$307.60	0.012%
5139005180	4	\$367.13	0.015%
5139005181	4	\$549.05	0.022%
5139005182	4	\$522.59	0.021%
5139005183	4	\$585.43	0.024%
5139005184	4	\$284.45	0.011%
5139005185	4	\$327.44	0.013%
5139005186	4	\$291.06	0.012%
5139005187	4	\$327.44	0.013%
5139005188	4	\$284.45	0.011%
5139005189	4	\$327.44	0.013%
5139005190	4	\$357.21	0.014%
5139005191	4	\$340.67	0.014%
5139005192	4	\$300.98	0.012%
5139005193	4	\$370.44	0.015%
5139005194	4	\$231.53	0.009%
5139005195	4	\$307.60	0.012%
5139005196	4	\$367.13	0.015%
5139005197	4	\$549.05	0.022%
5139005198	4	\$522.59	0.021%
5139005199	4	\$582.12	0.023%

5139005200	4	\$284.45	0.011%
5139005201	4	\$327.44	0.013%
5139005202	4	\$291.06	0.012%
5139005203	4	\$327.44	0.013%
5139005204	4	\$284.45	0.011%
5139005205	4	\$327.44	0.013%
5139005206	4	\$357.21	0.014%
5139005207	4	\$340.67	0.014%
5139005208	4	\$300.98	0.012%
5139005209	4	\$370.44	0.015%
5139005210	4	\$231.53	0.009%
5139005211	4	\$307.60	0.012%
5139005212	4	\$367.13	0.015%
5139005213	4	\$549.05	0.022%
5139005214	4	\$522.59	0.021%
5139005215	4	\$582.12	0.023%
5139005216	4	\$284.45	0.011%
5139005217	4	\$327.44	0.013%
5139005218	4	\$291.06	0.012%
5139005219	4	\$327.44	0.013%
5139005220	4	\$284.45	0.011%
5139005221	4	\$327.44	0.013%
5139005222	4	\$357.21	0.014%
5139005223	4	\$340.67	0.014%
5139005224	4	\$307.60	0.012%
5139005225	4	\$370.44	0.015%
5139005226	4	\$231.53	0.009%
5139005227	4	\$307.60	0.012%
5139005228	4	\$367.13	0.015%
5139005229	4	\$549.05	0.022%
5139005230	4	\$519.28	0.021%
5139005231	4	\$582.12	0.023%
5139005232	4	\$327.44	0.013%
5139005233	4	\$572.20	0.023%
5139005234	4	\$327.44	0.013%
5139005235	4	\$327.44	0.013%
5139005236	4	\$350.60	0.014%
5139005237	4	\$340.67	0.014%
5139005238	4	\$304.29	0.012%
5139005239	4	\$370.44	0.015%
5139005240	4	\$565.58	0.023%
5139005241	4	\$625.12	0.025%
5139005242	4	\$522.59	0.021%
5139005243	4	\$588.74	0.024%
5139005244	4	\$572.20	0.023%
5139005245	4	\$476.28	0.019%
5139005246	4	\$635.04	0.026%
5139005247	4	\$578.81	0.023%
5139005248	4	\$998.87	0.040%
5139005249	4	\$889.72	0.036%
5139005250	4	\$714.42	0.029%
5139005251	4	\$572.20	0.023%

GREATER SOUTH PARK BID RENEWAL – ASSESSMENT ENGINEER’S REPORT

5139005252	4	\$1,124.55	0.045%
5139005253	4	\$635.04	0.026%
5139008001	4	\$3,271.34	0.131%
5139008002	4	\$1,758.28	0.071%
5139008003	4	\$1,093.13	0.044%
5139008006	4	\$886.41	0.036%
5139008007	4	\$531.85	0.021%
5139008008	4	\$1,240.97	0.050%
5139008009	4	\$1,418.26	0.057%
5139008010	4	\$5,961.95	0.240%
5139008011	4	\$1,794.87	0.072%
5139008012	4	\$897.44	0.036%
5139008013	4	\$897.44	0.036%
5139008015	4	\$897.44	0.036%
5139008016	4	\$3,758.26	0.151%
5139008018	4	\$1,465.23	0.059%
5139008021	4	\$1,870.45	0.075%
5139008022	4	\$989.77	0.040%
5139008023	4	\$346.68	0.014%
5139008024	4	\$1,800.33	0.072%
5139008025	4	\$291.72	0.012%
5139008026	4	\$1,097.21	0.044%
5139008027	4	\$419.83	0.017%
5139008028	4	\$1.43	0.000%
5139008029	4	\$178.61	0.007%
5139008030	4	\$304.29	0.012%
5139008031	4	\$234.83	0.009%
5139008032	4	\$234.83	0.009%
5139008033	4	\$234.83	0.009%
5139008034	4	\$234.83	0.009%
5139008035	4	\$234.83	0.009%
5139008036	4	\$234.83	0.009%
5139008037	4	\$327.44	0.013%
5139008038	4	\$320.83	0.013%
5139008039	4	\$201.76	0.008%
5139008040	4	\$201.76	0.008%
5139008041	4	\$201.76	0.008%
5139008042	4	\$201.76	0.008%
5139008043	4	\$201.76	0.008%
5139008044	4	\$201.76	0.008%
5139008045	4	\$201.76	0.008%
5139008046	4	\$291.06	0.012%
5139008047	4	\$334.06	0.013%
5139008048	4	\$320.83	0.013%
5139008049	4	\$307.60	0.012%
5139008050	4	\$320.83	0.013%
5139008051	4	\$330.75	0.013%
5139008052	4	\$334.06	0.013%
5139008053	4	\$274.52	0.011%
5139008054	4	\$274.52	0.011%
5139008055	4	\$274.52	0.011%
5139008056	4	\$271.22	0.011%

5139008057	4	\$271.22	0.011%
5139008058	4	\$251.37	0.010%
5139008059	4	\$178.61	0.007%
5139008060	4	\$304.29	0.012%
5139008061	4	\$234.83	0.009%
5139008062	4	\$234.83	0.009%
5139008063	4	\$234.83	0.009%
5139008064	4	\$234.83	0.009%
5139008065	4	\$234.83	0.009%
5139008066	4	\$234.83	0.009%
5139008067	4	\$327.44	0.013%
5139008068	4	\$320.83	0.013%
5139008069	4	\$201.76	0.008%
5139008070	4	\$201.76	0.008%
5139008071	4	\$201.76	0.008%
5139008072	4	\$201.76	0.008%
5139008073	4	\$201.76	0.008%
5139008074	4	\$201.76	0.008%
5139008075	4	\$201.76	0.008%
5139008076	4	\$291.06	0.012%
5139008077	4	\$334.06	0.013%
5139008078	4	\$320.83	0.013%
5139008079	4	\$307.60	0.012%
5139008080	4	\$320.83	0.013%
5139008081	4	\$330.75	0.013%
5139008082	4	\$334.06	0.013%
5139008083	4	\$274.52	0.011%
5139008084	4	\$274.52	0.011%
5139008085	4	\$274.52	0.011%
5139008086	4	\$271.22	0.011%
5139008087	4	\$271.22	0.011%
5139008088	4	\$251.37	0.010%
5139008089	4	\$178.61	0.007%
5139008090	4	\$304.29	0.012%
5139008091	4	\$234.83	0.009%
5139008092	4	\$234.83	0.009%
5139008093	4	\$234.83	0.009%
5139008094	4	\$234.83	0.009%
5139008095	4	\$234.83	0.009%
5139008096	4	\$234.83	0.009%
5139008097	4	\$327.44	0.013%
5139008098	4	\$320.83	0.013%
5139008099	4	\$201.76	0.008%
5139008100	4	\$201.76	0.008%
5139008101	4	\$201.76	0.008%
5139008102	4	\$201.76	0.008%
5139008103	4	\$201.76	0.008%
5139008104	4	\$201.76	0.008%
5139008105	4	\$201.76	0.008%
5139008106	4	\$284.45	0.011%
5139008107	4	\$334.06	0.013%
5139008108	4	\$320.83	0.013%

GREATER SOUTH PARK BID RENEWAL – ASSESSMENT ENGINEER’S REPORT

5139008109	4	\$307.60	0.012%
5139008110	4	\$320.83	0.013%
5139008111	4	\$330.75	0.013%
5139008112	4	\$334.06	0.013%
5139008113	4	\$274.52	0.011%
5139008114	4	\$274.52	0.011%
5139008115	4	\$274.52	0.011%
5139008116	4	\$271.22	0.011%
5139008117	4	\$271.22	0.011%
5139008118	4	\$251.37	0.010%
5139008119	4	\$529.20	0.021%
5139008120	4	\$549.05	0.022%
5139008121	4	\$472.97	0.019%
5139008122	4	\$472.97	0.019%
5139008123	4	\$469.67	0.019%
5139008124	4	\$472.97	0.019%
5139008125	4	\$472.97	0.019%
5139008126	4	\$443.21	0.018%
5139008127	4	\$562.28	0.023%
5139008128	4	\$433.28	0.017%
5139008129	4	\$433.28	0.017%
5139008130	4	\$433.28	0.017%
5139008131	4	\$429.98	0.017%
5139008132	4	\$429.98	0.017%
5139008133	4	\$701.19	0.028%
5139008134	4	\$539.12	0.022%
5139008135	4	\$499.43	0.020%
5139008136	4	\$502.74	0.020%
5139008137	4	\$502.74	0.020%
5139008138	4	\$502.74	0.020%
5139008139	4	\$502.74	0.020%
5139008140	4	\$502.74	0.020%
5139008141	4	\$502.74	0.020%
5139008142	4	\$502.74	0.020%
5139008143	4	\$502.74	0.020%
5139008144	4	\$506.05	0.020%
5139009015	4	\$15,988.23	0.643%
5139009016	5	\$6,803.76	0.273%
5139010001	5	\$2,525.04	0.101%
5139010002	5	\$971.46	0.039%
5139010005	4	\$1,327.42	0.053%
5139010007	4	\$1,104.16	0.044%
5139010008	5	\$952.24	0.038%
5139010010	5	\$992.10	0.040%
5139010011	5	\$985.97	0.040%
5139010013	4	\$4,437.03	0.178%
5139011001	5	\$1,780.40	0.072%
5139011002	5	\$665.38	0.027%
5139011009	5	\$2,267.95	0.091%
5139011010	5	\$869.41	0.035%
5139011011	5	\$3,163.61	0.127%
5139011014	5	\$2,530.60	0.102%

5139011016	5	\$1,635.20	0.066%
5139011900	5	\$0.00	0.000%
5139011901	5	\$0.00	0.000%
5139012001	5	\$3,375.03	0.136%
5139012002	5	\$798.00	0.032%
5139012003	5	\$845.88	0.034%
5139012004	5	\$718.20	0.029%
5139012005	5	\$798.00	0.032%
5139012010	5	\$995.30	0.040%
5139012013	5	\$2,527.25	0.102%
5139012014	5	\$993.10	0.040%
5139012015	5	\$7,700.08	0.310%
5139013003	5	\$800.00	0.032%
5139013004	5	\$800.00	0.032%
5139013005	5	\$788.00	0.032%
5139013006	5	\$789.20	0.032%
5139013008	5	\$2,094.53	0.084%
5139013015	5	\$2,217.20	0.089%
5139013017	5	\$788.00	0.032%
5139013018	5	\$788.00	0.032%
5139013019	5	\$2,333.13	0.094%
5139013021	5	\$2,278.55	0.092%
5139017001	5	\$4,818.63	0.194%
5139017002	5	\$721.36	0.029%
5139017008	5	\$849.14	0.034%
5139017009	5	\$730.48	0.029%
5139017010	5	\$608.30	0.024%
5139017011	5	\$372.57	0.015%
5139017012	5	\$734.12	0.030%
5139017013	5	\$735.95	0.030%
5139017014	5	\$2,263.65	0.091%
5139017025	5	\$1,626.36	0.065%
5139017026	5	\$726.81	0.029%
5139019011	5	\$1,125.44	0.045%
5139019015	5	\$473.60	0.019%
5139019022	5	\$6,476.87	0.260%
5139019029	5	\$802.19	0.032%
5139019034	5	\$6,580.43	0.265%
5139019035	5	\$9,083.48	0.365%
5139019036	5	\$1,760.84	0.071%
5139019038	5	\$37,926.39	1.525%
5139019040	5	\$4,813.20	0.193%
5139019900	5	\$19,175.32	0.771%
5139020006	5	\$1,337.10	0.054%
5139020007	5	\$740.51	0.030%
5139020021	5	\$8,289.11	0.333%
5139020022	5	\$3,430.65	0.138%
5139020025	5	\$3,592.28	0.144%
5139020028	4	\$436.59	0.018%
5139020029	4	\$459.74	0.018%
5139020030	4	\$380.36	0.015%
5139020031	4	\$724.34	0.029%

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5139020032	4	\$512.66	0.021%	5139020084	4	\$383.67	0.015%
5139020033	4	\$482.90	0.019%	5139020085	4	\$549.05	0.022%
5139020034	4	\$463.05	0.019%	5139020086	4	\$575.51	0.023%
5139020035	4	\$575.51	0.023%	5139020087	4	\$466.36	0.019%
5139020036	4	\$724.34	0.029%	5139020088	4	\$456.44	0.018%
5139020037	4	\$635.04	0.026%	5139020089	4	\$499.43	0.020%
5139020038	4	\$644.96	0.026%	5139020090	4	\$479.59	0.019%
5139020039	4	\$380.36	0.015%	5139020091	4	\$360.52	0.014%
5139020040	4	\$515.97	0.021%	5139020092	4	\$367.13	0.015%
5139020041	4	\$539.12	0.022%	5139020093	4	\$383.67	0.015%
5139020042	4	\$466.36	0.019%	5139020094	4	\$10,292.50	0.414%
5139020043	4	\$456.44	0.018%	5139021001	4	\$3,921.10	0.158%
5139020044	4	\$515.97	0.021%	5139021004	4	\$1,437.72	0.058%
5139020045	4	\$479.59	0.019%	5139021020	4	\$1,084.59	0.044%
5139020046	4	\$360.52	0.014%	5139021021	4	\$1,110.22	0.045%
5139020047	4	\$386.98	0.016%	5139021025	4	\$1,107.79	0.045%
5139020048	4	\$383.67	0.015%	5139021026	4	\$431.63	0.017%
5139020049	4	\$515.97	0.021%	5139021027	4	\$433.06	0.017%
5139020050	4	\$539.12	0.022%	5139021028	4	\$432.35	0.017%
5139020051	4	\$466.36	0.019%	5139021029	4	\$1,170.86	0.047%
5139020052	4	\$456.44	0.018%	5139021030	4	\$819.32	0.033%
5139020053	4	\$515.97	0.021%	5139021031	4	\$911.88	0.037%
5139020054	4	\$479.59	0.019%	5139021032	4	\$926.60	0.037%
5139020055	4	\$360.52	0.014%	5139021033	4	\$671.42	0.027%
5139020056	4	\$386.98	0.016%	5139021034	4	\$343.98	0.014%
5139020057	4	\$383.67	0.015%	5139021035	4	\$340.67	0.014%
5139020058	4	\$515.97	0.021%	5139021036	4	\$340.67	0.014%
5139020059	4	\$539.12	0.022%	5139021037	4	\$340.67	0.014%
5139020060	4	\$466.36	0.019%	5139021038	4	\$562.28	0.023%
5139020061	4	\$456.44	0.018%	5139021039	4	\$310.91	0.012%
5139020062	4	\$515.97	0.021%	5139021040	4	\$545.74	0.022%
5139020063	4	\$479.59	0.019%	5139021041	4	\$277.83	0.011%
5139020064	4	\$360.52	0.014%	5139021042	4	\$515.97	0.021%
5139020065	4	\$386.98	0.016%	5139021043	4	\$307.60	0.012%
5139020066	4	\$383.67	0.015%	5139021044	4	\$307.60	0.012%
5139020067	4	\$436.59	0.018%	5139021045	4	\$310.91	0.012%
5139020068	4	\$476.28	0.019%	5139021046	4	\$549.05	0.022%
5139020069	4	\$463.05	0.019%	5139021047	4	\$396.90	0.016%
5139020070	4	\$453.13	0.018%	5139021048	4	\$314.21	0.013%
5139020071	4	\$515.97	0.021%	5139021049	4	\$611.89	0.025%
5139020072	4	\$479.59	0.019%	5139021050	4	\$264.60	0.011%
5139020073	4	\$360.52	0.014%	5139021051	4	\$697.88	0.028%
5139020074	4	\$367.13	0.015%	5139021052	4	\$363.83	0.015%
5139020075	4	\$383.67	0.015%	5139021053	4	\$363.83	0.015%
5139020076	4	\$549.05	0.022%	5139021054	4	\$360.52	0.014%
5139020077	4	\$575.51	0.023%	5139021055	4	\$363.83	0.015%
5139020078	4	\$466.36	0.019%	5139021056	4	\$363.83	0.015%
5139020079	4	\$453.13	0.018%	5139021057	4	\$363.83	0.015%
5139020080	4	\$499.43	0.020%	5139021058	4	\$343.98	0.014%
5139020081	4	\$479.59	0.019%	5139021059	4	\$535.82	0.022%
5139020082	4	\$360.52	0.014%	5139021060	4	\$277.83	0.011%
5139020083	4	\$367.13	0.015%	5139021061	4	\$502.74	0.020%

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5139021062	4	\$320.83	0.013%
5139021063	4	\$307.60	0.012%
5139021064	4	\$317.52	0.013%
5139021065	4	\$552.35	0.022%
5139021066	4	\$396.90	0.016%
5139021067	4	\$317.52	0.013%
5139021068	4	\$684.65	0.028%
5139021069	4	\$261.29	0.011%
5139021070	4	\$697.88	0.028%
5139021071	4	\$363.83	0.015%
5139021072	4	\$363.83	0.015%
5139021073	4	\$360.52	0.014%
5139021074	4	\$363.83	0.015%
5139021075	4	\$363.83	0.015%
5139021076	4	\$363.83	0.015%
5139021077	4	\$343.98	0.014%
5139021078	4	\$535.82	0.022%
5139021079	4	\$277.83	0.011%
5139021080	4	\$502.74	0.020%
5139021081	4	\$320.83	0.013%
5139021082	4	\$307.60	0.012%
5139021083	4	\$317.52	0.013%
5139021084	4	\$552.35	0.022%
5139021085	4	\$396.90	0.016%
5139021086	4	\$317.52	0.013%
5139021087	4	\$684.65	0.028%
5139021088	4	\$261.29	0.011%
5139021089	4	\$694.58	0.028%
5139021090	4	\$363.83	0.015%
5139021091	4	\$363.83	0.015%
5139021092	4	\$360.52	0.014%
5139021093	4	\$363.83	0.015%
5139021094	4	\$363.83	0.015%
5139021095	4	\$363.83	0.015%
5139021096	4	\$343.98	0.014%
5139021097	4	\$535.82	0.022%
5139021098	4	\$277.83	0.011%
5139021099	4	\$502.74	0.020%
5139021100	4	\$320.83	0.013%
5139021101	4	\$307.60	0.012%
5139021102	4	\$317.52	0.013%
5139021103	4	\$552.35	0.022%
5139021104	4	\$396.90	0.016%
5139021105	4	\$317.52	0.013%
5139021106	4	\$684.65	0.028%
5139021107	4	\$261.29	0.011%
5139021108	4	\$697.88	0.028%
5139021109	4	\$363.83	0.015%
5139021110	4	\$363.83	0.015%
5139021111	4	\$360.52	0.014%
5139021112	4	\$363.83	0.015%
5139021113	4	\$363.83	0.015%

5139021114	4	\$363.83	0.015%
5139021115	4	\$343.98	0.014%
5139021116	4	\$535.82	0.022%
5139021117	4	\$277.83	0.011%
5139021118	4	\$502.74	0.020%
5139021119	4	\$320.83	0.013%
5139021120	4	\$307.60	0.012%
5139021121	4	\$317.52	0.013%
5139021122	4	\$552.35	0.022%
5139021123	4	\$396.90	0.016%
5139021124	4	\$317.52	0.013%
5139021125	4	\$684.65	0.028%
5139021126	4	\$261.29	0.011%
5139021127	4	\$697.88	0.028%
5139021128	4	\$363.83	0.015%
5139021129	4	\$363.83	0.015%
5139021130	4	\$360.52	0.014%
5139021131	4	\$363.83	0.015%
5139021132	4	\$363.83	0.015%
5139021133	4	\$363.83	0.015%
5139021134	4	\$343.98	0.014%
5139021135	4	\$535.82	0.022%
5139021136	4	\$277.83	0.011%
5139021137	4	\$502.74	0.020%
5139021138	4	\$320.83	0.013%
5139021139	4	\$307.60	0.012%
5139021140	4	\$317.52	0.013%
5139021141	4	\$552.35	0.022%
5139021142	4	\$396.90	0.016%
5139021143	4	\$317.52	0.013%
5139021144	4	\$684.65	0.028%
5139021145	4	\$261.29	0.011%
5139021146	4	\$697.88	0.028%
5139021147	4	\$363.83	0.015%
5139021148	4	\$363.83	0.015%
5139021149	4	\$360.52	0.014%
5139021150	4	\$363.83	0.015%
5139021151	4	\$363.83	0.015%
5139021152	4	\$363.83	0.015%
5139021153	4	\$343.98	0.014%
5139021154	4	\$535.82	0.022%
5139021155	4	\$277.83	0.011%
5139021156	4	\$502.74	0.020%
5139021157	4	\$320.83	0.013%
5139021158	4	\$307.60	0.012%
5139021159	4	\$317.52	0.013%
5139021160	4	\$552.35	0.022%
5139021161	4	\$396.90	0.016%
5139021162	4	\$317.52	0.013%
5139021163	4	\$684.65	0.028%
5139021164	4	\$261.29	0.011%
5139021165	4	\$694.58	0.028%

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5139021166	4	\$363.83	0.015%	5139022020	4	\$2,217.20	0.089%
5139021167	4	\$357.21	0.014%	5139022021	4	\$1,145.28	0.046%
5139021168	4	\$353.90	0.014%	5139023009	5	\$928.75	0.037%
5139021169	4	\$360.52	0.014%	5139023010	5	\$2,485.44	0.100%
5139021170	4	\$360.52	0.014%	5139023020	4	\$3,077.57	0.124%
5139021171	4	\$360.52	0.014%	5139023038	5	\$7,278.00	0.293%
5139021172	4	\$343.98	0.014%	5139023039	4	\$8,986.83	0.361%
5139021173	4	\$658.19	0.026%	5139024007	5	\$5,367.90	0.216%
5139021174	4	\$658.19	0.026%	5139024008	5	\$1,269.50	0.051%
5139021175	4	\$314.21	0.013%	5139024013	5	\$3,482.77	0.140%
5139021176	4	\$304.29	0.012%	5139024016	5	\$4,736.40	0.190%
5139021177	4	\$310.91	0.012%	5139024017	5	\$7,991.80	0.321%
5139021178	4	\$552.35	0.022%	5139025002	5	\$2,393.98	0.096%
5139021179	4	\$396.90	0.016%	5139025028	5	\$44,663.32	1.795%
5139021180	4	\$314.21	0.013%	5139026004	5	\$1,159.84	0.047%
5139021181	4	\$681.35	0.027%	5139026007	5	\$914.50	0.037%
5139021182	4	\$257.99	0.010%	5139026008	5	\$2,247.45	0.090%
5139021183	4	\$674.73	0.027%	5139026012	5	\$9,793.34	0.394%
5139021184	4	\$343.98	0.014%	5139028001	4	\$684.71	0.028%
5139021185	4	\$337.37	0.014%	5139028002	4	\$428.05	0.017%
5139021186	4	\$334.06	0.013%	5139028003	4	\$420.60	0.017%
5139021187	4	\$340.67	0.014%	5139028004	4	\$490.78	0.020%
5139021188	4	\$337.37	0.014%	5139028005	4	\$410.30	0.016%
5139021189	4	\$343.98	0.014%	5139028006	4	\$783.88	0.032%
5139021190	4	\$754.11	0.030%	5139028007	4	\$721.04	0.029%
5139021191	4	\$783.88	0.032%	5139028008	4	\$777.26	0.031%
5139021192	4	\$585.43	0.024%	5139028009	4	\$780.57	0.031%
5139021193	4	\$588.74	0.024%	5139028010	4	\$965.79	0.039%
5139021194	4	\$519.28	0.021%	5139028011	4	\$694.58	0.028%
5139021195	4	\$668.12	0.027%	5139028012	4	\$390.29	0.016%
5139021196	4	\$257.99	0.010%	5139028013	4	\$360.52	0.014%
5139021197	4	\$879.80	0.035%	5139028014	4	\$396.90	0.016%
5139021198	4	\$635.04	0.026%	5139028015	4	\$347.29	0.014%
5139021199	4	\$644.96	0.026%	5139028016	4	\$489.51	0.020%
5139021200	4	\$1,048.48	0.042%	5139028017	4	\$317.52	0.013%
5139021201	4	\$1,041.86	0.042%	5139028018	4	\$360.52	0.014%
5139021202	4	\$588.74	0.024%	5139028019	4	\$353.90	0.014%
5139021203	4	\$585.43	0.024%	5139028020	4	\$479.59	0.019%
5139021204	4	\$830.18	0.033%	5139028021	4	\$304.29	0.012%
5139021207	4	\$883.94	0.036%	5139028022	4	\$370.44	0.015%
5139022001	4	\$5,225.77	0.210%	5139028023	4	\$294.37	0.012%
5139022002	4	\$1,574.56	0.063%	5139028024	4	\$340.67	0.014%
5139022003	4	\$1,330.61	0.053%	5139028025	4	\$377.06	0.015%
5139022004	4	\$1,108.84	0.045%	5139028026	4	\$337.37	0.014%
5139022006	4	\$4,805.05	0.193%	5139028027	4	\$360.52	0.014%
5139022008	4	\$4,667.15	0.188%	5139028028	4	\$400.21	0.016%
5139022009	4	\$1,217.16	0.049%	5139028029	4	\$542.43	0.022%
5139022010	4	\$1,570.79	0.063%	5139028030	4	\$489.51	0.020%
5139022011	4	\$1,076.04	0.043%	5139028031	4	\$370.44	0.015%
5139022012	4	\$582.12	0.023%	5139028032	4	\$386.98	0.016%
5139022013	4	\$582.12	0.023%	5139028033	4	\$337.37	0.014%
5139022018	4	\$4,316.07	0.173%	5139028034	4	\$383.67	0.015%

GREATER SOUTH PARK BID RENEWAL – ASSESSMENT ENGINEER’S REPORT

5139028035	4	\$423.36	0.017%
5139028036	4	\$410.13	0.016%
5139028037	4	\$370.44	0.015%
5139028038	4	\$360.52	0.014%
5139028039	4	\$400.21	0.016%
5139028040	4	\$343.98	0.014%
5139028041	4	\$291.06	0.012%
5139028042	4	\$317.52	0.013%
5139028043	4	\$489.51	0.020%
5139028044	4	\$353.90	0.014%
5139028045	4	\$360.52	0.014%
5139028046	4	\$307.60	0.012%
5139028047	4	\$479.59	0.019%
5139028048	4	\$294.37	0.012%
5139028049	4	\$373.75	0.015%
5139028050	4	\$377.06	0.015%
5139028051	4	\$337.37	0.014%
5139028052	4	\$360.52	0.014%
5139028053	4	\$343.98	0.014%
5139028054	4	\$545.74	0.022%
5139028055	4	\$410.13	0.016%
5139028056	4	\$370.44	0.015%
5139028057	4	\$492.82	0.020%
5139028058	4	\$386.98	0.016%
5139028059	4	\$337.37	0.014%
5139028060	4	\$383.67	0.015%
5139028061	4	\$423.36	0.017%
5139028062	4	\$400.21	0.016%
5139028063	4	\$370.44	0.015%
5139028064	4	\$360.52	0.014%
5139028065	4	\$396.90	0.016%
5139028066	4	\$347.29	0.014%
5139028067	4	\$291.06	0.012%
5139028068	4	\$317.52	0.013%
5139028069	4	\$489.51	0.020%
5139028070	4	\$350.60	0.014%
5139028071	4	\$360.52	0.014%
5139028072	4	\$304.29	0.012%
5139028073	4	\$479.59	0.019%
5139028074	4	\$294.37	0.012%
5139028075	4	\$370.44	0.015%
5139028076	4	\$377.06	0.015%
5139028077	4	\$340.67	0.014%
5139028078	4	\$360.52	0.014%
5139028079	4	\$337.37	0.014%
5139028080	4	\$545.74	0.022%
5139028081	4	\$400.21	0.016%
5139028082	4	\$370.44	0.015%
5139028083	4	\$489.51	0.020%
5139028084	4	\$386.98	0.016%
5139028085	4	\$337.37	0.014%
5139028086	4	\$383.67	0.015%

5139028087	4	\$423.36	0.017%
5139028088	4	\$406.82	0.016%
5139028089	4	\$360.52	0.014%
5139028090	4	\$370.44	0.015%
5139028091	4	\$396.90	0.016%
5139028092	4	\$347.29	0.014%
5139028093	4	\$294.37	0.012%
5139028094	4	\$320.83	0.013%
5139028095	4	\$377.06	0.015%
5139028096	4	\$304.29	0.012%
5139028097	4	\$277.83	0.011%
5139028098	4	\$459.74	0.018%
5139028099	4	\$383.67	0.015%
5139028100	4	\$601.97	0.024%
5139028101	4	\$519.28	0.021%
5139028102	4	\$406.82	0.016%
5139028103	4	\$360.52	0.014%
5139028104	4	\$370.44	0.015%
5139028105	4	\$406.82	0.016%
5139028106	4	\$347.29	0.014%
5139028107	4	\$297.68	0.012%
5139028108	4	\$320.83	0.013%
5139028109	4	\$383.67	0.015%
5139028110	4	\$304.29	0.012%
5139028111	4	\$277.83	0.011%
5139028112	4	\$251.37	0.010%
5139028113	4	\$383.67	0.015%
5139028114	4	\$248.06	0.010%
5139028115	4	\$284.45	0.011%
5139028116	4	\$297.68	0.012%
5139028117	4	\$463.05	0.019%
5139028118	4	\$463.05	0.019%
5139028119	4	\$406.82	0.016%
5139028120	4	\$360.52	0.014%
5139028121	4	\$370.44	0.015%
5139028122	4	\$406.82	0.016%
5139028123	4	\$347.29	0.014%
5139028124	4	\$297.68	0.012%
5139028125	4	\$320.83	0.013%
5139028126	4	\$390.29	0.016%
5139028127	4	\$304.29	0.012%
5139028128	4	\$277.83	0.011%
5139028129	4	\$251.37	0.010%
5139028130	4	\$390.29	0.016%
5139028131	4	\$248.06	0.010%
5139028132	4	\$284.45	0.011%
5139028133	4	\$297.68	0.012%
5139028134	4	\$463.05	0.019%
5139028135	4	\$463.05	0.019%
5139028136	4	\$406.82	0.016%
5139028137	4	\$360.52	0.014%
5139028138	4	\$370.44	0.015%

GREATER SOUTH PARK BID RENEWAL – ASSESSMENT ENGINEER’S REPORT

5139028139	4	\$406.82	0.016%
5139028140	4	\$347.29	0.014%
5139028141	4	\$297.68	0.012%
5139028142	4	\$320.83	0.013%
5139028143	4	\$390.29	0.016%
5139028144	4	\$304.29	0.012%
5139028145	4	\$277.83	0.011%
5139028146	4	\$251.37	0.010%
5139028147	4	\$383.67	0.015%
5139028148	4	\$248.06	0.010%
5139028149	4	\$284.45	0.011%
5139028150	4	\$297.68	0.012%
5139028151	4	\$463.05	0.019%
5139028152	4	\$463.05	0.019%
5139028153	4	\$406.82	0.016%
5139028154	4	\$360.52	0.014%
5139028155	4	\$370.44	0.015%
5139028156	4	\$406.82	0.016%
5139028157	4	\$347.29	0.014%
5139028158	4	\$297.68	0.012%
5139028159	4	\$320.83	0.013%
5139028160	4	\$390.29	0.016%
5139028161	4	\$304.29	0.012%
5139028162	4	\$277.83	0.011%
5139028163	4	\$251.37	0.010%
5139028164	4	\$383.67	0.015%
5139028165	4	\$248.06	0.010%
5139028166	4	\$284.45	0.011%
5139028167	4	\$297.68	0.012%
5139028168	4	\$463.05	0.019%
5139028169	4	\$463.05	0.019%
5139028170	4	\$406.82	0.016%
5139028171	4	\$360.52	0.014%
5139028172	4	\$370.44	0.015%
5139028173	4	\$406.82	0.016%
5139028174	4	\$347.29	0.014%
5139028175	4	\$297.68	0.012%
5139028176	4	\$320.83	0.013%
5139028177	4	\$390.29	0.016%
5139028178	4	\$304.29	0.012%
5139028179	4	\$277.83	0.011%
5139028180	4	\$251.37	0.010%
5139028181	4	\$383.67	0.015%
5139028182	4	\$248.06	0.010%
5139028183	4	\$284.45	0.011%
5139028184	4	\$297.68	0.012%
5139028185	4	\$463.05	0.019%
5139028186	4	\$463.05	0.019%
5139028187	4	\$406.82	0.016%
5139028188	4	\$360.52	0.014%
5139028189	4	\$370.44	0.015%
5139028190	4	\$406.82	0.016%

5139028191	4	\$347.29	0.014%
5139028192	4	\$297.68	0.012%
5139028193	4	\$320.83	0.013%
5139028194	4	\$390.29	0.016%
5139028195	4	\$304.29	0.012%
5139028196	4	\$277.83	0.011%
5139028197	4	\$251.37	0.010%
5139028198	4	\$383.67	0.015%
5139028199	4	\$248.06	0.010%
5139028200	4	\$284.45	0.011%
5139028201	4	\$297.68	0.012%
5139028202	4	\$463.05	0.019%
5139028203	4	\$463.05	0.019%
5139029001	4	\$406.82	0.016%
5139029002	4	\$360.52	0.014%
5139029003	4	\$370.44	0.015%
5139029004	4	\$406.82	0.016%
5139029005	4	\$347.29	0.014%
5139029006	4	\$297.68	0.012%
5139029007	4	\$320.83	0.013%
5139029008	4	\$377.06	0.015%
5139029009	4	\$304.29	0.012%
5139029010	4	\$277.83	0.011%
5139029011	4	\$251.37	0.010%
5139029012	4	\$383.67	0.015%
5139029013	4	\$248.06	0.010%
5139029014	4	\$284.45	0.011%
5139029015	4	\$297.68	0.012%
5139029016	4	\$463.05	0.019%
5139029017	4	\$463.05	0.019%
5139029018	4	\$783.88	0.032%
5139029019	4	\$777.26	0.031%
5139029020	4	\$684.65	0.028%
5139029021	4	\$314.21	0.013%
5139029022	4	\$304.29	0.012%
5139029023	4	\$377.06	0.015%
5139029024	4	\$459.74	0.018%
5139029025	4	\$277.83	0.011%
5139029026	4	\$793.80	0.032%
5139029027	4	\$386.98	0.016%
5139029028	4	\$767.34	0.031%
5139029029	4	\$783.88	0.032%
5139029030	4	\$777.26	0.031%
5139029031	4	\$684.65	0.028%
5139029032	4	\$314.21	0.013%
5139029033	4	\$304.29	0.012%
5139029034	4	\$386.98	0.016%
5139029035	4	\$459.74	0.018%
5139029036	4	\$277.83	0.011%
5139029037	4	\$793.80	0.032%
5139029038	4	\$386.98	0.016%
5139029039	4	\$767.34	0.031%

GREATER SOUTH PARK BID RENEWAL – ASSESSMENT ENGINEER’S REPORT

5139029040	4	\$783.88	0.032%
5139029041	4	\$777.26	0.031%
5139029042	4	\$684.65	0.028%
5139029043	4	\$314.21	0.013%
5139029044	4	\$304.29	0.012%
5139029045	4	\$386.98	0.016%
5139029046	4	\$459.74	0.018%
5139029047	4	\$277.83	0.011%
5139029048	4	\$793.80	0.032%
5139029049	4	\$386.98	0.016%
5139029050	4	\$767.34	0.031%
5139029051	4	\$783.88	0.032%
5139029052	4	\$777.26	0.031%
5139029053	4	\$684.65	0.028%
5139029054	4	\$314.21	0.013%
5139029055	4	\$304.29	0.012%
5139029056	4	\$386.98	0.016%
5139029057	4	\$459.74	0.018%
5139029058	4	\$277.83	0.011%
5139029059	4	\$793.80	0.032%
5139029060	4	\$386.98	0.016%
5139029061	4	\$767.34	0.031%
5139029062	4	\$783.88	0.032%
5139029063	4	\$777.26	0.031%
5139029064	4	\$684.65	0.028%
5139029065	4	\$314.21	0.013%
5139029066	4	\$304.29	0.012%
5139029067	4	\$386.98	0.016%
5139029068	4	\$459.74	0.018%
5139029069	4	\$277.83	0.011%
5139029070	4	\$793.80	0.032%
5139029071	4	\$386.98	0.016%
5139029072	4	\$767.34	0.031%
5139029073	4	\$783.88	0.032%
5139029074	4	\$777.26	0.031%
5139029075	4	\$684.65	0.028%
5139029076	4	\$314.21	0.013%
5139029077	4	\$304.29	0.012%
5139029078	4	\$386.98	0.016%

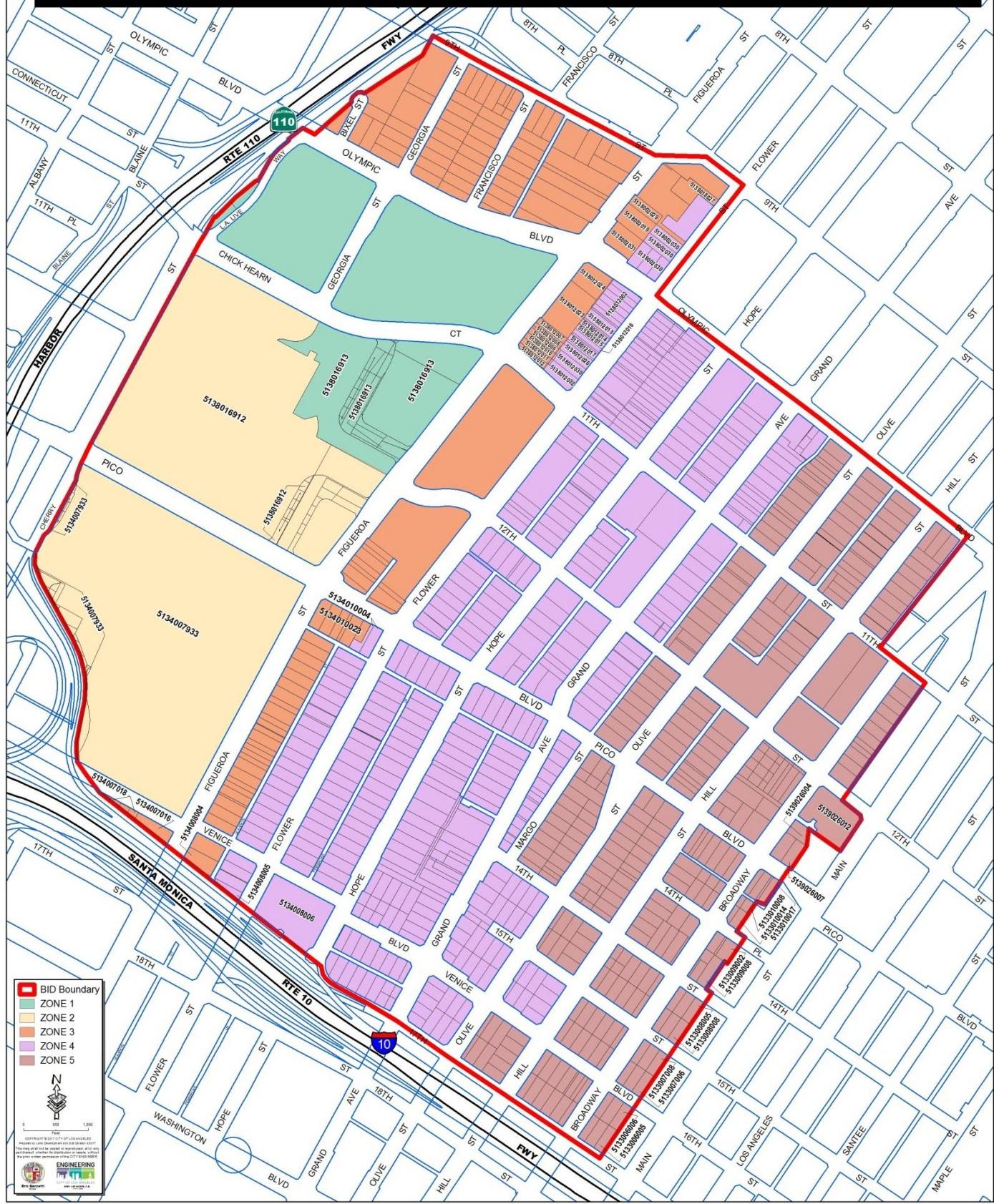
5139029079	4	\$459.74	0.018%
5139029080	4	\$277.83	0.011%
5139029081	4	\$793.80	0.032%
5139029082	4	\$386.98	0.016%
5139029083	4	\$767.34	0.031%
5139029084	4	\$783.88	0.032%
5139029085	4	\$777.26	0.031%
5139029086	4	\$684.65	0.028%
5139029087	4	\$314.21	0.013%
5139029088	4	\$304.29	0.012%
5139029089	4	\$386.98	0.016%
5139029090	4	\$459.74	0.018%
5139029091	4	\$277.83	0.011%
5139029092	4	\$793.80	0.032%
5139029093	4	\$386.98	0.016%
5139029094	4	\$767.34	0.031%
5139029095	4	\$783.88	0.032%
5139029096	4	\$777.26	0.031%
5139029097	4	\$684.65	0.028%
5139029098	4	\$314.21	0.013%
5139029099	4	\$304.29	0.012%
5139029100	4	\$386.98	0.016%
5139029101	4	\$459.74	0.018%
5139029102	4	\$277.83	0.011%
5139029103	4	\$793.80	0.032%
5139029104	4	\$386.98	0.016%
5139029105	4	\$767.34	0.031%
5139029106	4	\$787.19	0.032%
5139029107	4	\$780.57	0.031%
5139029108	4	\$1,309.77	0.053%
5139029109	4	\$1,213.85	0.049%
5139029110	4	\$737.57	0.030%
5139029111	4	\$737.57	0.030%
5139029112	4	\$1,309.77	0.053%
5139029113	4	\$1,213.85	0.049%
8940356003	1	\$74,766.04	3.005%
		\$2,487,766.44	100.000%

APPENDIX 2

GSPBID BOUNDARY MAP

Greater South Park Property BID 2018-2022

City of Los Angeles



SOUTH PARK II PROPERTY BID
2016 BUDGET

	2016 Budget
	TOTAL 2016
Assessment Revenue	447,258
Non-Assessment Revenue	5,432
Total Revenues	452,690
Less Formation Fees (50% of total)	(35,000)
Total Operating Funds Available	417,690
Per City Contract	
Delinquencies	18,108
Contingency Reserve	9,054
City Fee @ 2%	9,054
Security & Maintenance	279,787
District Identity & Mktg	38,548
Administration	63,140
Total Fees and Expenses	417,690
Security & Maintenance	
Security & Maintenance Contract	258,832
Salaries & Benefits - Security	12,223
Salaries & Benefits - Maintenance	8,732
Total Security & Maintenance	279,787
District Identity & Marketing	
DI & Mktg - Salaries & Benefits	38,548
Total District Identity & Mktg	38,548
Administration	
Payroll Processing Fees (703)	357
Rent (705)	12,858
Telephone & Internet (706)	2,322
Utilities (707)	1,786
Repair & Maintenance (710)	357
Office Expenses (712)	2,143
Freight & Postage (713)	179
Supplies (714)	268
Computer and IT Expenses (715)	2,679
Bank Fees (717)	300
Admin Other Expense	128
Insurance - Property & Liability & Excess Liability (720)	2,679
Insurance - D&O (722)	286
Accounting & Bookkeeping (730)	12,000
Financial Review & Tax (731)	8,400
BID/Professional Consultants (733)	1,000
Admin - Salaries & Benefits (700)	15,398
Total Administration	63,140
Delinquencies	18,108
Contingency Reserve	9,054
City Fees	9,054
Total Expenses	417,690
Over (under) budget	(0)

SOUTH PARK PROPERTY BID
2016 BUDGET

		2016 BUDGET
		TOTAL 2016
Assessment Revenue		2,057,261
Carryover funds from 2015		-
Total Revenues		2,057,261
Per City Contract		
Delinquencies		117,012
Contingency Reserve		41,144
City Fee @ 2%		20,573
Security		735,042
Maintenance		514,315
District Identity & Mktg		355,308
Administration		273,867
Total Fees and Expenses		2,057,261
Security		
Contract Security (500)		648,334
Security - Other Expenses (514)		30,484
Salaries & Benefits - Security (515)		56,224
Total Security		735,042
Maintenance		
Contract Maintenance Service (520)		399,823
Field Supplies (530)		8,600
Maintenance Material (535)		1,600
Maintenance - Other Expenses (555)		64,126
Maintenance - Salaries & Benefits (585)		40,166
Total Maintenance		514,315
District Identity & Marketing		
Community Development (600)		7,000
Events (601)		12,000
Mktg/Advertising/Partnerships (620)		65,000
Membership Dues (603)		10,000
Meals & Entertainment (605)		6,500
Printing/Publications/Mailers (606)		5,000
Parklet Insurance (625)		2,500
Website Development & Maintenance (608)		16,500
Parking (609)		6,500
Travel - Fares, Hotels, Misc. (610)		9,000
DI & Mktg - Other Expenses (615)		37,996
DI & Mktg - Salaries & Benefits (655)		177,312
Total District Identity & Mktg		355,308
Administration		
Payroll Processing Fees (703)		1,643
Rent (705)		59,141
Telephone & Internet (706)		10,678
Utilities (707)		8,214
Repair & Maintenance (710)		1,643
Office Expenses (712)		9,857
Freight & Postage (713)		821
Supplies (714)		1,232
Computer and IT Expenses (715)		12,321
Meetings and Meals (716)		2,000
Bank Fees (717)		500
Admin - Other Expenses (718)		20,956
Insurance - Property & Liability & Excess Liability (720)		12,321
Insurance - D&O (722)		1,314
Accounting & Bookkeeping (730)		42,000
Financial Review & Tax (731)		10,900
Legal (732)		5,000
BID/Professional Consultants (733)		2,500
Admin - Salaries & Benefits (700)		70,826
Total Administration		273,867
Delinquencies		117,012
Contingency Reserve		41,144
City Fees		20,573
Total Expenses		2,057,261
Over (under) budget		0

HOLLY L. WOLCOTT
CITY CLERK

SHANNON D. HOPPES
EXECUTIVE OFFICER

City of Los Angeles

CALIFORNIA



OFFICE OF THE
CITY CLERK

Neighborhood and Business
Improvement District Division
200 N. Spring Street, Room 224
Los Angeles, CA 90012
(213) 978-1099
FAX: (213) 978-1130

MIRANDA PASTER
DIVISION MANAGER

clerk.lacity.org

ERIC GARCETTI
MAYOR

June 9, 2016

Ms. Jessica Lall, Executive Director
South Park II Business Improvement District
1100 S. Flower Street, Suite 3400
Los Angeles, CA 90015

Re: Renewal of the South Park II Business Improvement District

Dear Ms. Lall,

This letter is to remind you that the South Park II Business Improvement District (District) will be expiring on December 31, 2017. To ensure timely funding and uninterrupted District activities beyond 2017, renewal activities should begin immediately. A proposed renewal timeline is attached which outlines the required activities to complete the process with a targeted start date of January 1, 2018.

To renew the District, the proponents must follow the procedures for establishment as provided in Section 36600 et seq. of the California Streets and Highways Code and comply with the requirements of Proposition 218 (Article XIII D of the California Constitution and Section 53753 of the California Government Code). The proponents must also notify the City Clerk's Office regarding all City parcel assessments to be included in the District in the initial stages of renewal.

Under the attached timeline, the proponents should have the Management District Plan and Engineer's Report for the new term finalized and approved by this Office no later than December 2016. To accomplish the renewal of the District by January 1, 2018, your 1st draft of the database should be submitted by August 1st, 2016, your 1st draft Management District Plan should be submitted by August 15th, 2016 and the revised Management District Plan and Engineer's Report should be submitted by October 1st, 2016. Please be aware that the Los Angeles County Tax Assessors Office has a hard deadline for property tax roll submissions. Please meet the deadlines highlighted on the attached timeline to reduce the consequences of missing the County's billing data submission deadline.

Please ensure that your Board approves of the programs/plans for the South Park II Business Improvement District and keeps the Office of the City Clerk informed of all of your District renewal activities. If you have any questions regarding the renewal process, please contact your assigned BID Analyst, Rick Scott, at (213) 978-1121.

Sincerely,

A handwritten signature in black ink, appearing to read "Miranda Paster".

Miranda Paster, Chief
Neighborhood and Business Improvement District Division
Office of the City Clerk

Attachment

MCP:RMH:rks

c: Honorable Curren D. Price, Jr., Councilmember, District 9
c: Honorable Jose Huizar, Councilmember, District 14

BID FORMATION (or RENEWAL) TIMELINE

For Property BID expiring on December 31, 2017 or new PBID beginning operation by January 1, 2018

Start to finish; Begin BID operation on January 1, 2018

page 1

2016

Month	Activity
February - March	Finalize dollars needed to complete renewal Hire consultant, if needed
March - June	Form Steering Committee to guide BID formation/renewal activities Commence informational sessions with property owners in potential BID boundary area
May - July	Decide boundaries of new BID Decide programs (security, maintenance, image, streetscape, administration) Decide budget Work on potential assessment formulas (front footage, building square footage, parcel size, etc.)
AUGUST 1, 2016	Submit 1st Draft of DATABASE to City Clerk for review and verification
	DATABASE Must contain, at minimum, 1) All APNs, 2) Property Owner Names, 3) Assessable measurements of property, and 4) Assessment calculations. CITY CLERK will review, verify, and approve all information in Database
AUGUST 15, 2016	Submit 1st Draft of MANAGEMENT DISTRICT PLAN to City Clerk for review
	MANAGEMENT DISTRICT PLAN Must contain, at minimum, the 1) Boundary description, 2) Boundary rationale, 3) Service Description, 4) Budget, 5) Benefit Zones, & 6) Assessment Methodology MANAGEMENT DISTRICT PLAN Must also contain other legal & procedural requirements CITY CLERK will review Management District Plan to ensure compliance with State Law NOTE: Revisions may be needed to ensure compliance with legal statutes
OCTOBER 1, 2016	Submit revised Management Plan and ENGINEER'S REPORT to the Office of City Clerk
	Finalize District Management Plan (boundaries, assessment formula, budget) Present finalized assessment roll to City Clerk who will audit/verify all parcel data <i>(all assessment data for all parcels including: formula, calculations, footages and assessment amounts must be verified and agreed to by the Technical Research Unit of the City Clerk's Special Assessment Section before petitions can be distributed.)</i>
DECEMBER 2016	Management District Plan & Engineer's Report APPROVED by City Clerk
	MANAGEMENT PLAN & ENGINEER's REPORT MUST be approved prior to Petition Drive start date
2017	
Month	Activity
JANUARY 2017	START PETITION DRIVE
January - February	Mail out District Management Plan & START PETITION DRIVE Follow up campaign to secure signed petitions equal to 50% plus \$1.00 of proposed assessment REACH 50% PETITION THRESHOLD
March 1st	FINISH PETITION DRIVE: Submit final petitions to City Clerk
(No later than March 15th)	Request City Council to adopt an "Ordinance of Intention" to form a BID Management Plan, Engineer's Report, map and complete list of all stakeholders due to City Clerk. City Clerk verifies petition signatures and affirmative percentage.
March	City Clerk submits complete BID formation project summary report to City Council's Economic Development Committee (EDC). NOTE: EDC meets twice a month with a very limited time to hear agenda items
March	EDC will schedule and hold public hearings and recommend that Council adopt the Ordinance of Intention to begin the Proposition 218 election/formation process. EDC meets 2nd & 4th Tuesday.

BID FORMATION TIMELINE

For Property BID expiring on December 31, 2017

Start to finish; Begin BID operation on January 1, 2018

page 2

2017 (con't)

Month	Activity
April	<p>CITY COUNCIL STARTS PUBLIC HEARING PROCESS</p> <p>City Council review and approval of EDC recommendations:</p> <ol style="list-style-type: none"> 1. Reviews EDC recommendations, Clerk Report and BID's proposed Management Plan. 2. Petition Sufficiency Finding. 3. Adoption of Ordinance of Intention to Establish BID. 4. Authorization to set public meeting and hearing dates and begin Prop 218 process.
April	<p>Materials Due to the City Clerk from BID proponents (if applicable):</p> <ol style="list-style-type: none"> 1. Prepaid (subject to BID), preaddressed ballot return envelopes.* 2. Smaller, opaque secrecy envelopes to conceal ballot inside return envelopes.* 3. District Management Plan with budget, BID boundary map and APNs of all stakeholders.* <p>(*All materials must be pre-approved by City Clerk. Copies needed for each stakeholder)</p>
May 1st	<p>PROP 218 REQUIRED 45-DAY PERIOD BEGINS</p> <p>City Clerk to arrange for mailing of :</p> <ol style="list-style-type: none"> 1. Notice of Public Meeting and Final Public Hearing.** 2. Proposition ballots**, ballot instructions and ballot return and secrecy envelopes. 3. Ordinance of Intention (to establish BID).** 4. District Management Plan (legally considered part of the Ordinance). 5. Mailing labels (from stakeholder database) and mail-out envelopes 6. Stuff envelopes, seal and mail out from City mailroom.** <p>**(City provides copies for each stakeholder)</p> <p>City Clerk to arrange for publication of:</p> <ol style="list-style-type: none"> 1. Ordinance of Intention
June	<p>CITY COUNCIL HOLDS PUBLIC HEARING</p> <p>City Council:</p> <ol style="list-style-type: none"> 1. Council conducts Final Hearing for public comment on establishment of the BID. 2. Balloting officially closed. 3. City Clerk counts ballots and report results at next Council meeting. 4. Ballots opened and tallied in City Clerk's office (open to the public)
June	<p>City Council:</p> <ol style="list-style-type: none"> 1. Public announcement of Prop 218 ballot tabulation 2. 1st reading of Ordinance of Establishment 3. Council accepts the balloting results and passes the Ordinance of Establishment
June - August	<p>City Clerk:</p> <p>JUNE: Publish BID establishment Ordinance</p> <p>JULY: Place stakeholder assessment data on County's tax rolls</p> <p style="text-align: center;">(COUNTY HAS HARD DEADLINE FOR TAX ROLL SUBMISSION)</p> <p>JULY: Establish trust fund/revenue source code account</p> <p>JULY: Prepare City (501c) administrative contract</p>
December 2017	<p>City Clerk:</p> <ol style="list-style-type: none"> 1. Transmitts received property assessments from County collection of 1st installment payments
January 1st, 2018	Begin BID operation

**Entitlement Applications Received by Department of City Planning
By Business Improvement District
10/16/2016 to 10/29/2016**

Business Improvement District -- ARTS DISTRICT						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type
Total cases: 0						

Business Improvement District -- BRENTWOOD VILLAGE						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type
Total cases: 0						

Business Improvement District -- BYZANTINE LATINO QUARTER - PICO BOULEVARD						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type
Total cases: 0						

Business Improvement District -- CENTRAL AVENUE						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type
Total cases: 0						

Business Improvement District -- CENTURY CITY						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type

Total cases: 0

Business Improvement District -- CHATSWORTH							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact

Total cases: 0

Business Improvement District -- CHINATOWN							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact

10/17/2016	DIR-2016-3940-AC	154 W ELMYRA ST 90012	1	Central City North	ADMINISTRATIVE CLEARANCE FOR RESTAURANT/BREWERY/TASTING ROOM	AC-ADMINISTRATIVE CLEARANCE	RYAN TURNER (213)820-8984
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Total cases: 1

Business Improvement District -- DOWNTOWN CENTER							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact

Total cases: 0

Business Improvement District -- EAST HOLLYWOOD							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact

Total cases: 0

Business Improvement District -- ENCINO COMMONS							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact

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Total cases: 0

Business Improvement District -- FASHION DISTRICT							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
10/19/2016	CPC-2016-3990-GPA-VZC-CUB-ZV-SPR	306 E 7TH ST 90014	14	Central City	DEMO OF A PORTION OF AN EXISTING FLOWER MARKET AND CONSTRUCTION OF A NEW MIXED-USE DEVELOPMENT WITH 323 RESIDENTIAL UNITS AND 149,482 SF. OF COMMERCIAL/RETAIL/WHOLESALE/EVENT AND RESTAURANT SPACE.	GPA-GENERAL PLAN AMENDMENT	JOEL MILLER/PSOMAS (213)223-1440
10/19/2016	ENV-2016-3991-EIR	306 E 7TH ST 90014	14	Central City	DEMO OF A PORTION OF AN EXISTING FLOWER MARKET AND CONSTRUCTION OF A NEW MIXED-USE DEVELOPMENT WITH 323 RESIDENTIAL UNITS AND 149,482 SF. OF COMMERCIAL/RETAIL/WHOLESALE/EVENT AND RESTAURANT SPACE.	EIR-ENVIRONMENTAL IMPACT REPORT	JOEL MILLER/PSOMAS (213)223-1440
10/19/2016	VTT-74568	306 E 7TH ST 90014	14	Central City	DEMO OF A PORTION OF AN EXISTING FLOWER MARKET AND CONSTRUCTION OF A NEW MIXED-USE DEVELOPMENT WITH 323 RESIDENTIAL UNITS AND 149,482 SF. OF COMMERCIAL/RETAIL/WHOLESALE/EVENT AND RESTAURANT SPACE.		JOEL MILLER/PSOMAS (213)223-1440
10/25/2016	ENV-2016-4055-CE	1306 S SAN PEDRO ST 90015	14	Central City	A CONDITIONAL USE PERMIT FOR THE SALE OF BEER AND WINE FOR ON-SITE CONSUMPTION IN AN EXISTING RESTAURANT	CE-CATEGORICAL EXEMPTION	CHARLES WOO (323)887-8138
10/25/2016	ZA-2016-4054-CUB	1306 S SAN PEDRO ST 90015	14	Central City	A CONDITIONAL USE PERMIT FOR THE SALE OF BEER AND WINE FOR ON-SITE CONSUMPTION IN AN EXISTING RESTAURANT	CUB-Conditional Use Beverage-Alcohol	CHARLES WOO (323)887-8138

Business Improvement District -- GATEWAY TO LOS ANGELES

Total cases: 0

Business Improvement District -- GREATER LEIMERT PARK / CRENSHAW CORRIDOR

Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
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Total cases: 0

Business Improvement District -- HIGHLAND PARK								
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact	
10/18/2016	ZA-2016-3961-CUB	5908 N FIGUEROA ST 90042	1	Northeast Los Angeles	A CONDITIONAL USE PERMIT TO ALLOW THE SALE AND DISPENSING OF BEER AND WINE FOR ON-SITE CONSUMPTION IN CONJUNCTION WITH A PROPOSED 3,556 SQUARE-FOOT RESTAURANT AND MARKET WITH 28 INTERIOR SEATS	CUB-Conditional Use Beverage-Alcohol	EDDIE NAVARETTE (213)687-6963	
10/18/2016	ENV-2016-3962-CE	5908 N FIGUEROA ST 90042	1	Northeast Los Angeles	A CONDITIONAL USE PERMIT TO ALLOW THE SALE AND DISPENSING OF BEER AND WINE FOR ON-SITE CONSUMPTION IN CONJUNCTION WITH A PROPOSED 3,556 SQUARE-FOOT RESTAURANT AND MARKET WITH 28 INTERIOR SEATS	CE-CATEGORICAL EXEMPTION	EDDIE NAVARETTE (213)687-6963	

Business Improvement District -- HISTORIC WATERFRONT DISTRICT (SAN PEDRO)							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- HOLLYWOOD ENTERTAINMENT DISTRICT							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
10/27/2016	ZA-2016-4096-CUW	6056 W HOLLYWOOD BLVD 90028	13	Hollywood	PROJECT DESCRIPTION: AS MENTIONED ABOVE; THE ANTENNAS WILL BE LOCATED ON THE ROOFTOP. SPECIFICALLY; THE PROPOSAL CONSISTS OF THE INSTALLATION OF PANEL ANTENNAS ON A THREE-SECTOR ANTENNA ARRAY EACH WI	CUW-CONDITIONAL USE - WIRELESS	LISA DESMOND (951)264-0866
10/27/2016	ENV-2016-4097-CE	6056 W HOLLYWOOD BLVD 90028	13	Hollywood	PROJECT DESCRIPTION: AS MENTIONED ABOVE; THE ANTENNAS WILL BE LOCATED ON THE ROOFTOP. SPECIFICALLY; THE PROPOSAL CONSISTS OF THE INSTALLATION OF PANEL ANTENNAS ON A THREE-SECTOR ANTENNA ARRAY EACH WI	CE-CATEGORICAL EXEMPTION	LISA DESMOND (951)264-0866
Total cases: 2							

Business Improvement District -- HOLLYWOOD MEDIA DISTRICT							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- LARCHMONT VILLAGE							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- LINCOLN HEIGHTS							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact

Total cases: 0

Business Improvement District -- LINCOLN HEIGHTS INDUSTRIAL ZONE						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type

Applicant Contact

Total cases: 0

Business Improvement District -- LITTLE TOKYO						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type

Applicant Contact

Total cases: 0

Business Improvement District -- LOS ANGELES DOWNTOWN INDUSTRIAL DISTRICT						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type

Applicant Contact

Total cases: 0

Business Improvement District -- LOS ANGELES TOURISM MARKETING						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type

Applicant Contact

Total cases: 0

Business Improvement District -- LOS FELIZ VILLAGE						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type

Applicant Contact

Total cases: 0

Business Improvement District -- MELROSE

Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
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Total cases: 0

Business Improvement District -- NORTH HOLLYWOOD TRANSIT							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
10/26/2016	ZA-2016-4079-CUB	11046 W MAGNOLIA BLVD 91601	2	North Hollywood - Valley Village	A CONDITIONAL USE PERMIT TO ALLOW THE SALE OF ALCOHOLIC BEVERAGES BEER AND WINE FOR ON-SITE CONSUMPTION IN CONJUNCTION WITH A PROPOSED LOUNGE	CUB-Conditional Use Beverage-Alcohol	SHERRI OLSEN (909)509-1860
10/26/2016	ENV-2016-4080-CE	11046 W MAGNOLIA BLVD 91601	2	North Hollywood - Valley Village	A CONDITIONAL USE PERMIT TO ALLOW THE SALE OF ALCOHOLIC BEVERAGES BEER AND WINE FOR ON-SITE CONSUMPTION IN CONJUNCTION WITH A PROPOSED LOUNGE	CE-CATEGORICAL EXEMPTION	SHERRI OLSEN (909)509-1860

Business Improvement District -- SOUTH LOS ANGELES INDUSTRIAL TRACT (GOODYEAR)							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- SOUTH PARK							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
10/24/2016	DIR-2016-4027-SPP	900 W OLYMPIC BLVD 90015	9	Central City	SIX (6) TOWERS IN PLAZA AREA WITH (6) NEW RADIUS SHAPED DIGITAL SIGNS	SPP-SPECIFIC PLAN PROJECT PERMIT COMPLIANCE	SCOTT HAMPTON (909)915-0527
10/24/2016	ENV-2016-4028-CE	900 W OLYMPIC BLVD 90015	9	Central City	SIX (6) TOWERS IN PLAZA AREA WITH (6) NEW RADIUS SHAPED DIGITAL SIGNS	CE-CATEGORICAL EXEMPTION	SCOTT HAMPTON (909)915-0527
Total cases: 2							

Business Improvement District -- SOUTH PARK II							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- STUDIO CITY							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- SUNSET AND VINE							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
10/18/2016	DIR-2016-3969-BSA	1541 N WILCOX AVE 90028	13	Hollywood	APPEAL OF BUILDING AND SAFETY DETERMINATION FOR THE DEMOLITION OF A BUILDING AND CONSTRUCTION OF A HOTEL.	BSA-BUILDING AND SAFETY APPEAL TO ZA	DANIEL WRIGHT (626)449-4200

10/18/2016	ENV-2016-3964-CE	6121 W SUNSET BLVD 90028	13	Hollywood	A MASTER SIGN PROGRAM FOR COLUMBIA SQUARE	CE-CATEGORICAL EXEMPTION	MARINA MARTOS (310)481-8422
10/19/2016	VTT-74172	5933 W SUNSET BLVD 90028	13	Hollywood	22-STORY MIXED USE BUILDING AND PUBLIC PARK.		KATHERINE CASEY (310)838-2400
Total cases: 3							

Business Improvement District -- TARZANA SAFARI WALK							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- VILLAGE AT SHERMAN OAKS DISTRICT							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- WESTCHESTER							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- WESTWOOD							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
10/18/2016	DIR-2016-3952-DRB-SPP	10914 W KINROSS AVE 90024	5	Westwood	FAÇADE REMODEL TO AN EXISTING COMMERCIAL BUILDING. TO ENHANCE ENTRANCE AREA AT REAR AND INCLUDE NEW WOOD ENCLOSURE FOR NEW TRANSFORMER AND EXISTING TRASH BINS.	DRB-DESIGN REVIEW BOARD	STEVE STODDARD (310)622-8415

10/18/2016	ENV-2016-3953-CE	10914 W KINROSS AVE 90024	5	Westwood	FAÇADE REMODEL TO AN EXISTING COMMERCIAL BUILDING. TO ENHANCE ENTRANCE AREA AT REAR AND INCLUDE NEW WOOD ENCLOSURE FOR NEW TRANSFORMER AND EXISTING TRASH BINS.	CE-CATEGORICAL EXEMPTION	STEVE STODDARD (310)622-8415
10/25/2016	DIR-2016-4038-DRB-SPP	10931 W WEYBURN AVE 90024	5	Westwood	CHANGE OF USE FROM RESTAURANT TO FINANCIAL SERVICE ESTABLISHMENT; TENANT IMPROVEMENTS TO EXISTING BUILDING (STREET LEVEL ONLY AND TWO SIGNS)	DRB-DESIGN REVIEW BOARD	THOMAS MCCARTHY (949)698-1414
10/25/2016	ENV-2016-4039-CE	10931 W WEYBURN AVE 90024	5	Westwood	CHANGE OF USE FROM RESTAURANT TO FINANCIAL SERVICE ESTABLISHMENT; TENANT IMPROVEMENTS TO EXISTING BUILDING (STREET LEVEL ONLY AND TWO SIGNS)	CE-CATEGORICAL EXEMPTION	THOMAS MCCARTHY (949)698-1414

Total cases: 4

Business Improvement District -- WILSHIRE CENTER							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
10/25/2016	ENV-2016-4052-CE	646 S KINGSLEY DR 90010	10	Wilshire	CUB TO ALLOW THE CONTINUED SALE OF BEER AND WINE FOR ONSITE CONSUMPTION IN AN EXISTING RESTAURANT	CE-CATEGORICAL EXEMPTION	JONATHAN YANG (213)471-0289
10/25/2016	ZA-2016-4051-CUB	646 S KINGSLEY DR 90010	10	Wilshire	CUB TO ALLOW THE CONTINUED SALE OF BEER AND WINE FOR ONSITE CONSUMPTION IN AN EXISTING RESTAURANT	CUB-Conditional Use Beverage-Alcohol	JONATHAN YANG (213)471-0289

**Entitlement Applications Received by Department of City Planning
By Business Improvement District
12/11/2016 to 12/24/2016**

Business Improvement District -- ARTS DISTRICT						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type
Total cases: 0						

Business Improvement District -- BRENTWOOD VILLAGE						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type
Total cases: 0						

Business Improvement District -- BYZANTINE LATINO QUARTER - PICO BOULEVARD						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type
Total cases: 0						

Business Improvement District -- CENTRAL AVENUE						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type
Total cases: 0						

Business Improvement District -- CENTURY CITY						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type

Total cases: 0

Business Improvement District -- CHATSWORTH							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- CHINATOWN							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- DOWNTOWN CENTER							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
12/20/2016	ENV-2016-4864-EAF	845 S OLIVE ST 90014	9	Central City	MIXED-USE HIGH-RISE TOWER TO INCLUDE 205 RESIDENTIAL UNITS OVER 2,400 SF OF GROUND FLOOR RETAIL	EAF-ENVIRONMENTAL ASSESSMENT	ANNE WILLIAMS (213)223-1447
12/20/2016	VTT-74795	845 S OLIVE ST 90014	9	Central City	MIXED-USE HIGH-RISE TOWER TO INCLUDE 205 RESIDENTIAL UNITS OVER 2,400 SF OF GROUND FLOOR RETAIL		ANNE WILLIAMS (213)223-1447
12/20/2016	ZA-2016-4863-ZV-TDR-SPR	845 S OLIVE ST 90014	9	Central City	MIXED-USE HIGH-RISE TOWER TO INCLUDE 205 RESIDENTIAL UNITS OVER 2,400 SF OF GROUND FLOOR RETAIL	ZV-ZONE VARIANCE	ANNE WILLIAMS (213)223-1447
Total cases: 3							

Business Improvement District -- EAST HOLLYWOOD							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
12/21/2016	ENV-2016-4903-EAF	4773 W HOLLYWOOD BLVD 90027	4	Hollywood	CONSTRUCTION OF A NEW 21-UNIT RESIDENTIAL SMALL LOT SUBDIVISION	EAF-ENVIRONMENTAL ASSESSMENT	PAUL GARRY (213)223-1451

12/21/2016	VTT-74730-SL	4773 W HOLLYWOOD BLVD 90027	4	Hollywood	CONSTRUCTION OF A NEW 21-UNIT RESIDENTIAL SMALL LOT SUBDIVISION	SL-SMALL LOT SUBDIVISION	PAUL GARRY (213)223-1451
12/21/2016	ZA-2016-4902-ZAA-SPPA-SPP	4773 W HOLLYWOOD BLVD 90027	4	Hollywood	CONSTRUCTION OF A NEW 21-UNIT RESIDENTIAL SMALL LOT SUBDIVISION	ZAA-AREA,HEIGHT,YARD,AND BLDG LINE ADJMNTS GT 20% (SLIGHT MODIFICATIONS)	PAUL GARRY (213)223-1451
Total cases: 3							

Business Improvement District -- ENCINO COMMONS							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- FASHION DISTRICT							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- FIGUEROA CORRIDOR							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
12/12/2016	DIR-2016-4737-SPP	3981 S HOOVER ST 90037	8	South Los Angeles	REMOVAL OF VIDEO BOARDS FROM PERISTYLE AND PLACEMENT NEW VIDEO BOARDS IN EAST END ZONE. REPLACEMENT OF CENTER PERISTYLE GAME CLOCK. NEW 18,228 SF. BUILDING IN YARD AREA.	SPP-SPECIFIC PLAN PROJECT PERMIT COMPLIANCE	BRIAN LEAGUE/USC (213)740-5467
Total cases: 1							

Business Improvement District -- GATEWAY TO LOS ANGELES							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact

Total cases: 0

Business Improvement District -- GREATER LEIMERT PARK / CRENSHAW CORRIDOR							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
12/15/2016	ENV-2016-4816-CE	3600 W STOCKER ST 90008	8	West Adams - Baldwin Hills - Leimert	THE LIQUOR BANK - POSSIBLE IMPOSITION OF CONDITIONS TO ABATE NUISANCES	CE-CATEGORICAL EXEMPTION	ALETA JAMES (213)978-1368

Business Improvement District -- HISTORIC WATERFRONT DISTRICT (SAN PEDRO)

Total cases: 0

Business Improvement District -- HOLLYWOOD ENTERTAINMENT DISTRICT							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
12/22/2016	DIR-2016-4920-SPR	1731 N WHITLEY AVE 90028	13	Hollywood	DEMO OF 40 UNITS AND CONSTRUCTION; USE AND MAINTENANCE OF A 156-ROOM; 10-STORY; APPROX. 98,905 S.F. HOTEL PROVIDING 122 PARKINGS SPACESAND 16 BICYCLE PARKING SPACES	SPR-SITE PLAN REVIEW	MATTHEW HAYDEN (310)614-2964
12/22/2016	ENV-2016-4921-EAF	1731 N WHITLEY AVE 90028	13	Hollywood	DEMO OF 40 UNITS AND CONSTRUCTION; USE AND MAINTENANCE OF A 156-ROOM; 10-STORY; APPROX. 98,905 S.F. HOTEL PROVIDING 122 PARKINGS SPACESAND 16 BICYCLE PARKING SPACES	EAF-ENVIRONMENTAL ASSESSMENT	MATTHEW HAYDEN (310)614-2964

Total cases: 2

Total cases: 0

Total cases: 0

Total cases: 0

Business Improvement District -- LINCOLN HEIGHTS INDUSTRIAL ZONE							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- LITTLE TOKYO							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- LOS ANGELES DOWNTOWN INDUSTRIAL DISTRICT							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
12/15/2016	CPC-2016-4819-GPA-VZC-HD-DB-CUB-SPR	601 S KOHLER ST 90021	14	Central City	PROPOSED MIXED USE PROJECT WITH 236 RESIDENTIAL APARTMENT UNITS ABOVE 12,000 SF OF COMMERCIAL SPACE INCLUDING 305 PARKING SPACES	GPA-GENERAL PLAN AMENDMENT	VERONICA BECERRA (213)272-4784
12/15/2016	ENV-2016-4820-EAF	601 S KOHLER ST 90021	14	Central City	PROPOSED MIXED USE PROJECT WITH 236 RESIDENTIAL APARTMENT UNITS ABOVE 12,000 SF OF COMMERCIAL SPACE INCLUDING 305 PARKING SPACES	EAF-ENVIRONMENTAL ASSESSMENT	VERONICA BECERRA (213)272-4784
12/15/2016	VTT-74751	601 S KOHLER ST 90021	14	Central City	PROPOSED MIXED USE PROJECT WITH 236 RESIDENTIAL APARTMENT UNITS ABOVE 12,000 SF OF COMMERCIAL SPACE INCLUDING 305 PARKING SPACES		VERONICA BECERRA (213)272-4784

Total cases: 3

Business Improvement District -- LOS ANGELES TOURISM MARKETING							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- LOS FELIZ VILLAGE
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Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
12/15/2016	DIR-2016-4788-SPP	1818 N VERNON AVE 90027	4	Hollywood	CHANGE OF USE FROM RETAIL TO 4,280 SF RESTAURANT. NO CHANGE TO EXISTING 2,950 SF THEATER	SPP-SPECIFIC PLAN PROJECT PERMIT COMPLIANCE	ARMINDA DIAZ (310)995-1941
12/15/2016	ENV-2016-4789-CE	1818 N VERNON AVE 90027	4	Hollywood	CHANGE OF USE FROM RETAIL TO 4,280 SF RESTAURANT. NO CHANGE TO EXISTING 2,950 SF THEATER	CE-CATEGORICAL EXEMPTION	ARMINDA DIAZ (310)995-1941

Total cases: 2

Total cases: 0

Total cases: 0

Total cases: 0

Total cases: 0

Business Improvement District -- SOUTH LOS ANGELES INDUSTRIAL TRACT (GOODYEAR)							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- SOUTH PARK							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
12/21/2016	CPC-2016-4888-TDR-MCUP-SPR	940 S BIXEL ST 90015	9	Central City	PROPOSED MIXED-USE DEVELOPMENT CONSISTING OF 3 TOWERS FOR A TOTAL OF 1,367 UNITS; 20,000 SF. OF RESTAURANT USES; 20,000 SF. OF OTHER COMMERCIAL USES; AND 2,131 PARKING SPACES BELOW GRADE AND PODIUM.	TDR-TRANSFER OF DEVELOPMENT RIGHTS (aka TFAR)	JEROLD NEUMAN/JEREMY CHAN/LINER, LLP (213)694-3128
12/21/2016	ENV-2016-4889-EIR	940 S BIXEL ST 90015	9	Central City	PROPOSED MIXED-USE DEVELOPMENT CONSISTING OF 3 TOWERS FOR A TOTAL OF 1,367 UNITS; 20,000 SF. OF RESTAURANT USES; 20,000 SF. OF OTHER COMMERCIAL USES; AND 2,131 PARKING SPACES BELOW GRADE AND PODIUM.	EIR-ENVIRONMENTAL IMPACT REPORT	JEROLD NEUMAN/JEREMY CHAN/LINER, LLP (213)694-3128
Total cases: 2							

Business Improvement District -- SOUTH PARK II							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- STUDIO CITY							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
12/21/2016	ENV-2016-4909-CE	11855 W VENTURA BLVD 91604	2	Sherman Oaks - Studio City - Toluca Lake - Cahuenga Pass	CONDITIONAL USE EXEMPTION FOR THE SALE AND DISPENSING OF BEER AND WINE FOR ON-SITE CONSUMPTION IN CONJUNCTION WITH AN EXISTING RESTAURANT IN THE C2-1L-RIO-ZONE	CE-CATEGORICAL EXEMPTION	MICHAEL CHO (949)851-7268
12/21/2016	ZA-2016-4908-CUE	11855 W VENTURA BLVD 91604	2	Sherman Oaks - Studio City - Toluca Lake - Cahuenga Pass	CONDITIONAL USE EXEMPTION FOR THE SALE AND DISPENSING OF BEER AND WINE FOR ON-SITE CONSUMPTION IN CONJUNCTION WITH AN EXISTING RESTAURANT IN THE C2-1L-RIO-ZONE	CUE-CONDITIONAL USE EXCEPTION	MICHAEL CHO (949)851-7268

Total cases: 2

Business Improvement District -- SUNSET AND VINE							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- TARZANA SAFARI WALK							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- VILLAGE AT SHERMAN OAKS DISTRICT							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- WESTCHESTER							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- WESTWOOD							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact

Total cases: 0

Business Improvement District -- WILMINGTON COMMERCIAL							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- WILSHIRE CENTER							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
12/22/2016	ENV-2016-4912-EAF	545 S GRAMERCY PL 90020	4	Wilshire	PROPOSED AN OFFICE USE ON FIRST FLOOR AND RESIDENTIAL USE AT EXISTING TWO STORY BUILDING.	EAF-ENVIRONMENTAL ASSESSMENT	ANDY YU (626)458-8111
12/22/2016	ZA-2016-4911-ZV	545 S GRAMERCY PL 90020	4	Wilshire	PROPOSED AN OFFICE USE ON FIRST FLOOR AND RESIDENTIAL USE AT EXISTING TWO STORY BUILDING.	ZV-ZONE VARIANCE	ANDY YU (626)458-8111

Total cases: 2

**Entitlement Applications Received by Department of City Planning
By Business Improvement District
12/25/2016 to 01/07/2017**

Business Improvement District -- ARTS DISTRICT						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type
Total cases: 0						

Business Improvement District -- BRENTWOOD VILLAGE						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type
Total cases: 0						

Business Improvement District -- BYZANTINE LATINO QUARTER - PICO BOULEVARD						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type
Total cases: 0						

Business Improvement District -- CENTRAL AVENUE						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type
Total cases: 0						

Business Improvement District -- CENTURY CITY						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type

Total cases: 0

Business Improvement District -- CHATSWORTH						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type
Total cases: 0						

Business Improvement District -- CHINATOWN						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type
Total cases: 0						

Business Improvement District -- DOWNTOWN CENTER						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type
Total cases: 0						

Business Improvement District -- EAST HOLLYWOOD						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type
Total cases: 0						

Business Improvement District -- ENCINO COMMONS						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type

Total cases: 0

Business Improvement District -- FASHION DISTRICT							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
12/29/2016	CPC-2016-4962-VZC-MCUP-ZV-SPR-MSC	751 S LOS ANGELES ST 90014	14	Central City	CHANGE OF USE FROM CLOTHING MANUFACTURING; RETAIL; ACCESSORY OFFICE AND STORAGE TO OFFICE; RETAIL AND RESTAURANT USES; 24;130 SQUARE FEET FLOOR AREA ADDITION.	VZC-VESTING ZONE CHANGE	STEPHEN KIA (323)966-2610
12/29/2016	ENV-2016-4963-EAF	751 S LOS ANGELES ST 90014	14	Central City	CHANGE OF USE FROM CLOTHING MANUFACTURING; RETAIL; ACCESSORY OFFICE AND STORAGE TO OFFICE; RETAIL AND RESTAURANT USES; 24;130 SQUARE FEET FLOOR AREA ADDITION.	EAF-ENVIRONMENTAL ASSESSMENT	STEPHEN KIA (323)966-2610

Business Improvement District -- GREATER LEIMERT PARK / CRENSHAW CORRIDOR

Total cases: 0

Business Improvement District -- HISTORIC OLD TOWN CANOGA PARK

Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
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Total cases: 0

Business Improvement District -- HOLLYWOOD ENTERTAINMENT DISTRICT

Total cases: 0

Business Improvement District -- HOLLYWOOD MEDIA DISTRICT						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type
Applicant Contact						

Total cases: 0

Business Improvement District -- LARCHMONT VILLAGE						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type
Applicant Contact						

Total cases: 0

Business Improvement District -- LINCOLN HEIGHTS						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type
Applicant Contact						

Total cases: 0

Business Improvement District -- LINCOLN HEIGHTS INDUSTRIAL ZONE						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type
Applicant Contact						

Total cases: 0

Business Improvement District -- LITTLE TOKYO						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type
Applicant Contact						

Total cases: 0

Business Improvement District -- LOS ANGELES DOWNTOWN INDUSTRIAL DISTRICT							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- LOS ANGELES TOURISM MARKETING							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- LOS FELIZ VILLAGE							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
12/29/2016	DIR-2016-4982-SPP	4624 W HOLLYWOOD BLVD 90027	13	Hollywood	THE PROJECT IS THE CHANGE OF USE OF TWO EXISTING DWELLING UNITS TO A FOUR-ROOM GUEST HOUSE	SPP-SPECIFIC PLAN PROJECT PERMIT COMPLIANCE	ARMINDA DIAZ (310)995-1941
12/29/2016	ENV-2016-4958-CE	1760 N HILLHURST AVE 90027	4	Hollywood	CONTINUED USE; MAINTENANCE AND OPERATION OF AN (E) 1,169 SF COFFEE SHOP IN CONJUNCTION WITH A NEW CUB REQUEST FOR A FULL LINE OF ALCOHOL	CE-CATEGORICAL EXEMPTION	MAILIAN & ASSOCIATES (213)260-0123
12/29/2016	ENV-2016-4983-CE	4624 W HOLLYWOOD BLVD 90027	13	Hollywood	THE PROJECT IS THE CHANGE OF USE OF TWO EXISTING DWELLING UNITS TO A FOUR-ROOM GUEST HOUSE	CE-CATEGORICAL EXEMPTION	ARMINDA DIAZ (310)995-1941
12/29/2016	ZA-2016-4957-CUB	1760 N HILLHURST AVE 90027	4	Hollywood	CONTINUED USE; MAINTENANCE AND OPERATION OF AN (E) 1,169 SF COFFEE SHOP IN CONJUNCTION WITH A NEW CUB REQUEST FOR A FULL LINE OF ALCOHOL	CUB-Conditional Use Beverage-Alcohol	MAILIAN & ASSOCIATES (213)260-0123
12/29/2016	ENV-2016-4961-CE	1760 N HILLHURST AVE 90027	4	Hollywood	AS PER 12.24 W1 - CUB TO PERMIT THE CONTINUED SALE AND OPERATION OF A FULL-LINE OF ALCOHOL FOR AN (E) 3,537 SQ FT RESTAURANT 'HOME'; INCREASING NUMBER OF PATRONS FROM 60 TO 96 AND HOURS FROM 9AM-11PM.	CE-CATEGORICAL EXEMPTION	ELIZABETH PETERSON (213)674-2686

Total cases: 5

Business Improvement District -- MELROSE								
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact	
01/05/2017	ZA-2017-32-CUB	7463 W MELROSE AVE 90046	5	Hollywood	THE CONTINUED SALE AND DISPENSING OF FULL-LINE ALCOHOLIC BEVERAGES FOR ON-SITE CONSUMPTION IN CONJUNCTION WITH AN EXISTING 1,940 S.F. RESTAURANT WITH 50 INDOOR; AND 50 OUTDOOR SEATS.	CUB-Conditional Use Beverage-Alcohol	ALEX CAMPBELL (626)683-9777	
01/05/2017	ENV-2017-33-CE	7463 W MELROSE AVE 90046	5	Hollywood	THE CONTINUED SALE AND DISPENSING OF FULL-LINE ALCOHOLIC BEVERAGES FOR ON-SITE CONSUMPTION IN CONJUNCTION WITH AN EXISTING 1,940 S.F. RESTAURANT WITH 50 INDOOR; AND 50 OUTDOOR SEATS.	CE-CATEGORICAL EXEMPTION	ALEX CAMPBELL (626)683-9777	
Total cases: 2								

Business Improvement District -- NORTH HOLLYWOOD TRANSIT							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- OLD GRANADA VILLAGE							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- PACIFIC PALISADES							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- SOUTH LOS ANGELES INDUSTRIAL TRACT (GOODYEAR)							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact

Total cases: 0

Business Improvement District -- SOUTH PARK								
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact	
01/03/2017	DIR-2017-4-TDR-SPR	1344 S FLOWER ST 90015	9	Central City	NEW CONSTRUCTION OF A 7-STORY MIXED-USE BUILDING WITH 151 DWELLING UNITS (INCL. 5 JOINT LIVE/WORK) AND APPROX. 1,162 SF. COMMERCIAL USE OR 146 DWELLING UNITS AND APPROX. 6,270 SF. COMMERCIAL USE.	TDR-TRANSFER OF DEVELOPMENT RIGHTS (aka TFAR)	DONNA SHEN TRIPP/CRAIG LAWSON & CO., LLC (310)838-2400	
01/03/2017	ENV-2017-5-EAF	1344 S FLOWER ST 90015	9	Central City	NEW CONSTRUCTION OF A 7-STORY MIXED-USE BUILDING WITH 151 DWELLING UNITS (INCL. 5 JOINT LIVE/WORK) AND APPROX. 1,162 SF. COMMERCIAL USE OR 146 DWELLING UNITS AND APPROX. 6,270 SF. COMMERCIAL USE.	EAF-ENVIRONMENTAL ASSESSMENT	DONNA SHEN TRIPP/CRAIG LAWSON & CO., LLC (310)838-2400	
01/03/2017	VTT-74220	1344 S FLOWER ST 90015	9	Central City	NEW CONSTRUCTION OF A 7-STORY MIXED-USE BUILDING WITH 151 DWELLING UNITS (INCL. 5 JOINT LIVE/WORK) AND APPROX. 1,162 SF. COMMERCIAL USE OR 146 DWELLING UNITS AND APPROX. 6,270 SF. COMMERCIAL USE.		DONNA SHEN TRIPP/CRAIG LAWSON & CO., LLC (310)838-2400	

Total cases: 3

Business Improvement District -- SOUTH PARK II							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- STUDIO CITY							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- SUNSET AND VINE								
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact	

01/05/2017	VTT-74565	6220 W SUNSET BLVD 90028	13	Hollywood	MIXED USE PROJECT TO INCLUDE 200 RESIDENTIAL UNITS AND 25,946 SF COMMERCIAL USES.		SHERI BONSTELLE (310)712-6847
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Total cases: 1

Business Improvement District -- TARZANA SAFARI WALK							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact

Total cases: 0

Business Improvement District -- VILLAGE AT SHERMAN OAKS DISTRICT							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact

Total cases: 0

Business Improvement District -- WESTCHESTER							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact

Total cases: 0

Business Improvement District -- WESTWOOD							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
01/04/2017	DIR-2017-23-DRB-SPP-COA	1037 S WESTWOOD BLVD 90024	5	Westwood	REVIEW OF EXTERIOR WORK; WALL SIGN; AND AWNING ON AN HISTORIC BUILDING PER THE WESTWOOD VILLAGE SP	DRB-DESIGN REVIEW BOARD	CHARLES DOUGHAN (310)863-0658
01/04/2017	ENV-2017-24-CE	1037 S WESTWOOD BLVD 90024	5	Westwood	REVIEW OF EXTERIOR WORK; WALL SIGN; AND AWNING ON AN HISTORIC BUILDING PER THE WESTWOOD VILLAGE SP	CE-CATEGORICAL EXEMPTION	CHARLES DOUGHAN (310)863-0658

Total cases: 2

Business Improvement District -- WILMINGTON COMMERCIAL							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- WILSHIRE CENTER

Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
01/04/2017	ENV-2017-22-EAF	715 S MARIPOSA AVE 90005	10	Wilshire	A NEW 38-UNIT; SEVEN-STORY RESIDENTIAL APARTMENT BUILDING INCLUDING 27,194 SQ. FT. OF FLOOR AREA AND 33 PARKING SPACES.	EAF-ENVIRONMENTAL ASSESSMENT	ELIZABETH PETERSON (213)620-1904
01/04/2017	VTT-74783	3100 W 8TH ST 90005	10	Wilshire	PROPOSED MIXED USE DEVELOPMENT WITH 98 RESIDENTIAL UNITS; 3,575 SQUARE FEET OF GROUND FLOOR COMMERCIAL SPACE; AND INCLUDING 147 ONSITE PARKING SPACES		3100 W. 8TH PARTNERS, LP (213)788-3307
01/04/2017	ZAA-2017-21-ZAA-MSC	715 S MARIPOSA AVE 90005	10	Wilshire	A NEW 38-UNIT; SEVEN-STORY RESIDENTIAL APARTMENT BUILDING INCLUDING 27,194 SQ. FT. OF FLOOR AREA AND 33 PARKING SPACES.	ZAA-AREA, HEIGHT, YARD, AND BLDG LINE ADJMNTS GT 20% (SLIGHT MODIFICATIONS)	ELIZABETH PETERSON (213)620-1904

Total cases: 3

**Entitlement Applications Received by Department of City Planning
By Business Improvement District
01/08/2017 to 01/21/2017**

Business Improvement District -- BYZANTINE LATINO QUARTER - PICO BOULEVARD							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
01/10/2017	DIR-2017-186-CWNC	1245 S UNION AVE 90015	1	Westlake	PURSUANT TO LAMC 12.20.3.J; CONFORMING WORK ON A NON-CONTRIBUTING ELEMENT IN THE PICO-UNION HPOZ FOR NEW SIGNAGE.	CWNC-CONFORMING WORK NON-CONTRIBUTING ELEMENTS	BECKY JOHNSON (800)655-9972

Business Improvement District -- CENTURY CITY						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type
Total cases: 0						

Business Improvement District -- CHATSWORTH						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type
Total cases: 0						

Business Improvement District -- CHINATOWN						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type
Total cases: 0						

Business Improvement District -- DOWNTOWN CENTER						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type
Total cases: 0						

Business Improvement District -- EAST HOLLYWOOD						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type
Total cases: 0						

Business Improvement District -- ENCINO COMMONS						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type

Total cases: 0

Business Improvement District -- FASHION DISTRICT								
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact	
01/10/2017	ENV-2017-90-EAF	1100 S SAN JULIAN ST 90015	9	Central City	ON-SITE SALE AND CONSUMPTION OF A FULL-LINE OF ALCOHOLIC BEVERAGES WITH A CHANGE OF USE; A 1,990 S.F. ADDITION; 230 INDOOR SEATS; 100 OUTDOOR SEATS AND 24-HOUR DAILY OPERATION	EAF-ENVIRONMENTAL ASSESSMENT	GARY BENJAMIN (213)620-1904	
01/10/2017	ZA-2017-89-CUB-CUX	1100 S SAN JULIAN ST 90015	9	Central City	ON-SITE SALE AND CONSUMPTION OF A FULL-LINE OF ALCOHOLIC BEVERAGES WITH A CHANGE OF USE; A 1,990 S.F. ADDITION; 230 INDOOR SEATS; 100 OUTDOOR SEATS AND 24-HOUR DAILY OPERATION	CUB-Conditional Use Beverage-Alcohol	GARY BENJAMIN (213)620-1904	

Business Improvement District -- FIGUEROA CORRIDOR							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
01/10/2017	CPC-2017-111-DB-CU-SPR	511 W 31ST ST 90007	9	Southeast Los Angeles	DENSITY BONUS; SITE PLAN REVIEW FOR THE GREATER DOWNTOWN INCENTIVE AREA; AND CONDITIONAL USE FOR MULTI-FAMILY RESIDENTIAL PROJECT WITH 49 UNITS (45 MARKET RATE AND 4 AFFORDABLE)	DB-DENSITY BONUS	MATTHEW HSYDEN (310)614-2964
01/10/2017	ENV-2017-112-EAF	511 W 31ST ST 90007	9	Southeast Los Angeles	DENSITY BONUS; SITE PLAN REVIEW FOR THE GREATER DOWNTOWN INCENTIVE AREA; AND CONDITIONAL USE FOR MULTI-FAMILY RESIDENTIAL PROJECT WITH 49 UNITS (45 MARKET RATE AND 4 AFFORDABLE)	EAF-ENVIRONMENTAL ASSESSMENT	MATTHEW HSYDEN (310)614-2964

Business Improvement District -- GREATER LEIMERT PARK / CRENSHAW CORRIDOR

Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
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Total cases: 0

Business Improvement District -- HIGHLAND PARK

Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
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Total cases: 0

Business Improvement District -- HISTORIC DOWNTOWN LOS ANGELES

Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
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Total cases: 0

Business Improvement District -- HISTORIC OLD TOWN CANOGA PARK

Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
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Total cases: 0

Business Improvement District -- HISTORIC WATERFRONT DISTRICT (SAN PEDRO)

Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
01/10/2017	ZA-2017-92-CUB-CUX	302 W 7TH ST 90731	15	San Pedro	CONDITIONAL USE PERMIT TO ALLOW THE SALE AND DISPENSING OF A FULL LINE OF ALCHOLIC BEVERAGESFOR ONSITE-CONSUMPTION IN CONJUNCTION WITH AN EXISTING BAR WITH LIVE ENTERTAINMENT AND PUBLIC DANCING.	CUB-Conditional Use Beverage-Alcohol	SANDRA MARCHOLI (310)422-4581

Total cases: 1

Business Improvement District -- HOLLYWOOD ENTERTAINMENT DISTRICT

Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- HOLLYWOOD MEDIA DISTRICT							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- LARCHMONT VILLAGE							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- LINCOLN HEIGHTS							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- LINCOLN HEIGHTS INDUSTRIAL ZONE							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- LITTLE TOKYO							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact

Total cases: 0

Business Improvement District -- LOS ANGELES DOWNTOWN INDUSTRIAL DISTRICT							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- LOS ANGELES TOURISM MARKETING							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
01/19/2017	ENV-2017-211-EAF	5825 W SUNSET BLVD 90028	13	Hollywood	A CONDITIONAL USE PERMIT TO PROPOSED CHANGE OF USE FOR A 52 UNIT APARTMENT INTO A 52 UNIT TRANSIENT OCCUPANCY RESIDENTIAL STRUCTURE.	EAF-ENVIRONMENTAL ASSESSMENT	JEREMY CHAN (213)694-3128
01/19/2017	ZA-2017-210-CU	5825 W SUNSET BLVD 90028	13	Hollywood	A CONDITIONAL USE PERMIT TO PROPOSED CHANGE OF USE FOR A 52 UNIT APARTMENT INTO A 52 UNIT TRANSIENT OCCUPANCY RESIDENTIAL STRUCTURE.	CU-CONDITIONAL USE	JEREMY CHAN (213)694-3128
Total cases: 2							

Business Improvement District -- LOS FELIZ VILLAGE							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
01/13/2017	ENV-2017-155-CE	2138 N HILLHURST AVE 90027	4	Hollywood	A CONDITIONAL USE PERMIT (CUB) TO ALLOW FIR THE SALE AND DISPENDING OF BEER AND WINE FOR ON-SITE CONSUMPTION IN CONJUNCTION WITH A PROPOSED 3,232 SF RESTAURANT WITH 70 INDOOR AND 38 OUTDOOR SEATS	CE-CATEGORICAL EXEMPTION	ALICIA ZAAYER (323)954-8996
01/13/2017	ZA-2017-154-CUB	2138 N HILLHURST AVE 90027	4	Hollywood	A CONDITIONAL USE PERMIT (CUB) TO ALLOW FIR THE SALE AND DISPENDING OF BEER AND WINE FOR ON-SITE CONSUMPTION IN CONJUNCTION WITH A PROPOSED 3,232 SF RESTAURANT WITH 70 INDOOR AND 38 OUTDOOR SEATS	CUB-Conditional Use Beverage-Alcohol	ALICIA ZAAYER (323)954-8996
01/13/2017	ENV-2017-157-CE	2138 N HILLHURST AVE 90027	4	Hollywood	PRIMAVERA RESTAURANT/NIGHTCLUB (CNAP) - POSSIBLE REVOCATION PROCEEDINGS	CE-CATEGORICAL EXEMPTION	ZONING ADMINISTRATION (213)978-1318

Total cases: 3

Business Improvement District -- MELROSE							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
01/17/2017	ENV-2017-176-CE	7455 W MELROSE AVE 90046	5	Hollywood	CONDITIONAL USE PERMIT FOR ONSITE SALE OF BEER AND WINE FOR A RESTAURANT. 2,243 S.F. RESTAURANT WITH 49 SEATS; HOURS OF OPERATION FROM 7AM-11PM 7DAYS/WEEK. ZONE VARIANCE TO PERMIT ZERO ONSITE PARKING.	CE-CATEGORICAL EXEMPTION	MARGARET TAYLOR (818)398-2740
01/17/2017	ZA-2017-175-CUB-ZV	7455 W MELROSE AVE 90046	5	Hollywood	CONDITIONAL USE PERMIT FOR ONSITE SALE OF BEER AND WINE FOR A RESTAURANT. 2,243 S.F. RESTAURANT WITH 49 SEATS; HOURS OF OPERATION FROM 7AM-11PM 7DAYS/WEEK. ZONE VARIANCE TO PERMIT ZERO ONSITE PARKING.	CUB-Conditional Use Beverage-Alcohol	MARGARET TAYLOR (818)398-2740

Total cases: 2

Total cases: 0

Total cases: 0

Business Improvement District -- SOUTH PARK							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
01/17/2017	CPC-2017-173-TDR-BL-MCUP-SPR	925 S FIGUEROA ST 90015	9	Central City	CONSTRUCTION OF A NEW 66-STORY MIXED-USE BUILDING COMPRISING OF 220 HOTEL ROOMS; 200 RESIDENTIAL CONDOMINIUMS; 94,080 SF. OF COMMERCIAL SPACE WITH 984,940 SF. OF TOTAL AREA AND 617 PARKING SPACES.	TDR-TRANSFER OF DEVELOPMENT RIGHTS (aka TFAR)	MATT DZUREC/ARMBRUSTER GOLDSMITH & DELVAC, LLP (310)209-8800
01/17/2017	ENV-2017-174-EIR	925 S FIGUEROA ST 90015	9	Central City	CONSTRUCTION OF A NEW 66-STORY MIXED-USE BUILDING COMPRISING OF 220 HOTEL ROOMS; 200 RESIDENTIAL CONDOMINIUMS; 94,080 SF. OF COMMERCIAL SPACE WITH 984,940 SF. OF TOTAL AREA AND 617 PARKING SPACES.	EIR-ENVIRONMENTAL IMPACT REPORT	MATT DZUREC/ARMBRUSTER GOLDSMITH & DELVAC, LLP (310)209-8800
01/17/2017	VTT-74792	925 S FIGUEROA ST 90015	9	Central City	CONSTRUCTION OF A NEW 66-STORY MIXED-USE BUILDING COMPRISING OF 220 HOTEL ROOMS; 200 RESIDENTIAL CONDOMINIUMS; 94,080 SF. OF COMMERCIAL SPACE WITH 984,940 SF. OF TOTAL AREA AND 617 PARKING SPACES.		MATT DZUREC/ARMBRUSTER GOLDSMITH & DELVAC, LLP (310)209-8800

Business Improvement District -- SUNSET AND VINE							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
01/19/2017	ENV-2017-211-EAF	5825 W SUNSET BLVD 90028	13	Hollywood	A CONDITIONAL USE PERMIT TO PROPOSED CHANGE OF USE FOR A 52 UNIT APARTMENT INTO A 52 UNIT TRANSIENT OCCUPANCY RESIDENTIAL STRUCTURE.	EAF-ENVIRONMENTAL ASSESSMENT	JEREMY CHAN (213)694-3128
01/19/2017	ZA-2017-210-CU	5825 W SUNSET BLVD 90028	13	Hollywood	A CONDITIONAL USE PERMIT TO PROPOSED CHANGE OF USE FOR A 52 UNIT APARTMENT INTO A 52 UNIT TRANSIENT OCCUPANCY RESIDENTIAL STRUCTURE.	CU-CONDITIONAL USE	JEREMY CHAN (213)694-3128

Total cases: 2

Total cases: 0

Total cases: 0

Total cases: 0

Business Improvement District -- WESTWOOD

01/10/2017	DIR-2017-84-DRB-SPP	10936 W WEYBURN AVE 90024	5	Westwood	REVISE CURRENT STORE FRONT. REPLACE AND ENLARGE WINDOW AND BRING ENTRANCE DOOR FORWARD TO THE SAME PLANE AS THE WINDOW.	DRB-DESIGN REVIEW BOARD	ALEJANDRO DIAZ (917)304-6787
01/10/2017	ENV-2017-85-CE	10936 W WEYBURN AVE 90024	5	Westwood	REVISE CURRENT STORE FRONT. REPLACE AND ENLARGE WINDOW AND BRING ENTRANCE DOOR FORWARD TO THE SAME PLANE AS THE WINDOW.	CE-CATEGORICAL EXEMPTION	ALEJANDRO DIAZ (917)304-6787
01/17/2017	ENV-2017-180-EAF	1099 S WESTWOOD BLVD 90024	5	Westwood	CONDITIONAL USE PERMIT TO ALLOW THE ADDITION OF A MICOBREWERY USE SECONDARY AND ANCILLARY TO THE OPERATION OF A TENANT	EAF-ENVIRONMENTAL ASSESSMENT	MARGARET TAYLOR (818)398-2740
01/17/2017	ZA-2017-179-CUB	1099 S WESTWOOD BLVD 90024	5	Westwood	CONDITIONAL USE PERMIT TO ALLOW THE ADDITION OF A MICOBREWERY USE SECONDARY AND ANCILLARY TO THE OPERATION OF A TENANT	CUB-Conditional Use Beverage-Alcohol	MARGARET TAYLOR (818)398-2740

Total cases: 4

Business Improvement District -- WILMINGTON COMMERCIAL							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- WILSHIRE CENTER							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
01/10/2017	VTT-74758	721 S WESTERN AVE 90005	10	Wilshire	NEW 7-STORY; MIXED USE HOUSING DEVELOPMENT WITH 160 UNITS (13 AFFORDABLE AND 147 MARKET RATE) AND 10,282 S.F. OF COMMERCIAL RETAIL		ANDY WILLRODT (213)988-8802
01/12/2017	DIR-2017-145-DB	319 S COMMONWEALTH AVE 90020	13	Wilshire	NEW 5-STORY APARTMENT BUILDING OVER BASEMENT LEVEL PARKING WITH 26 UNITS CONSISTING OF 22 MARKET RATE AND 4 LOW INCOME HOUSING. 30% DENSITY BONUS WITH 20% DEDICATED TO LOW INCOME HOUSING.	DB-DENSITY BONUS	LAND USE DEVELOPERS CORP. (213)457-7178
01/12/2017	ENV-2017-133-CE	440 S VERMONT AVE 90020	4	Wilshire	A CONDITIONAL USE PERMIT TO CONTINUE FULL LINE OFF-SITE OF ALCOHOL IN AN EXISTING 19,645 SF MARKET; WITH HOURS OF OPERATION FROM 7AM TO 12 MIDNIGHT DAILY.	CE-CATEGORICAL EXEMPTION	ALEX Y. WOO (213)228-3288
01/12/2017	ENV-2017-146-EAF	319 S COMMONWEALTH AVE 90020	13	Wilshire	NEW 5-STORY APARTMENT BUILDING OVER BASEMENT LEVEL PARKING WITH 26 UNITS CONSISTING OF 22 MARKET RATE AND 4 LOW INCOME HOUSING. 30% DENSITY BONUS WITH 20% DEDICATED TO LOW INCOME HOUSING.	EAF-ENVIRONMENTAL ASSESSMENT	LAND USE DEVELOPERS CORP. (213)457-7178
01/12/2017	ZA-2017-132-CUB	440 S VERMONT AVE 90020	4	Wilshire	A CONDITIONAL USE PERMIT TO CONTINUE FULL LINE OFF-SITE OF ALCOHOL IN AN EXISTING 19,645 SF MARKET; WITH HOURS OF OPERATION FROM 7AM TO 12 MIDNIGHT DAILY.	CUB-Conditional Use Beverage-Alcohol	ALEX Y. WOO (213)228-3288

01/17/2017	DIR-2017-181-DB	500 S MANHATTAN PL 90020	4	Wilshire	A DENSITY BONUS FOR 3 ON-MENU AFFORDABLE HOUSING INCENTIVES FOR THE CONSTRUCTION OF A 32 UNIT APARTMENT BUILDING.	DB-DENSITY BONUS	ERIC LIEBERMAN (818)997-8033
01/17/2017	ENV-2017-182-EAF	500 S MANHATTAN PL 90020	4	Wilshire	A DENSITY BONUS FOR 3 ON-MENU AFFORDABLE HOUSING INCENTIVES FOR THE CONSTRUCTION OF A 32 UNIT APARTMENT BUILDING.	EAF-ENVIRONMENTAL ASSESSMENT	ERIC LIEBERMAN (818)997-8033

**Entitlement Applications Received by Department of City Planning
By Business Improvement District
01/22/2017 to 02/04/2017**

Business Improvement District -- ARTS DISTRICT							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
01/23/2017	CPC-2017-247-GPA-VZC-HD-VCU-DB-MCUP-CUX-ZV-ZAA-MSC	642 S MESQUIT ST 90021	14	Central City North	NEW MIXED-USE DEVELOPMENT WITH 308 RESIDENTIAL UNITS (INCLUDING 50 AFFORDABLE UNITS); 236 HOTEL GUEST ROOMS; AND COMMERCIAL OFFICE; RETAIL; AND RESTAURANT SPACE.	GPA-GENERAL PLAN AMENDMENT	CINDY STARRETT/BETH GORDIE/ LATHAM & WATKINS LLP (213)891-7905
01/23/2017	CPC-2017-248-DA	642 S MESQUIT ST 90021	14	Central City North	NEW MIXED-USE DEVELOPMENT WITH 308 RESIDENTIAL UNITS (INCLUDING 50 AFFORDABLE UNITS); 236 HOTEL GUEST ROOMS; AND COMMERCIAL OFFICE; RETAIL; AND RESTAURANT SPACE.	DA-DEVELOPMENT AGREEMENT	CINDY STARRETT/BETH GORDIE/ LATHAM & WATKINS LLP (213)891-7905
01/23/2017	ENV-2017-249-EIR	642 S MESQUIT ST 90021	14	Central City North	NEW MIXED-USE DEVELOPMENT WITH 308 RESIDENTIAL UNITS (INCLUDING 50 AFFORDABLE UNITS); 236 HOTEL GUEST ROOMS; AND COMMERCIAL OFFICE; RETAIL; AND RESTAURANT SPACE.	EIR-ENVIRONMENTAL IMPACT REPORT	CINDY STARRETT/BETH GORDIE/ LATHAM & WATKINS LLP (213)891-7905
01/23/2017	VTT-74765	642 S MESQUIT ST 90021	14	Central City North	NEW MIXED-USE DEVELOPMENT WITH 308 RESIDENTIAL UNITS (INCLUDING 50 AFFORDABLE UNITS); 236 HOTEL GUEST ROOMS; AND COMMERCIAL OFFICE; RETAIL; AND RESTAURANT SPACE.		CINDY STARRETT/BETH GORDIE/ LATHAM & WATKINS LLP (213)891-7905
02/01/2017	ENV-2017-402-EAF	742 E JACKSON ST 90012	14	Central City North	430-UNIT MIXED USE PROJECT WITH 8,742 S.F. OF NEW RETAIL SPACE THE PRESERVATION OF EXISTING OFFICE BUILDINGS.	EAF-ENVIRONMENTAL ASSESSMENT	NOEL HYUN (213)694-3133

02/01/2017	VTT-74325-CN	742 E JACKSON ST 90012	14	Central City North	430-UNIT MIXED USE PROJECT WITH 8,742 S.F. OF NEW RETAIL SPACE THE PRESERVATION OF EXISTING OFFICE BUILDINGS.	CN-NEW CONDOMINIUMS	NOEL HYUN (213)694-3133
Total cases: 6							

Business Improvement District -- BRENTWOOD VILLAGE							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- BYZANTINE LATINO QUARTER - PICO BOULEVARD							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- CENTRAL AVENUE							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- CENTURY CITY							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- CHATSWORTH							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact

Total cases: 0

Business Improvement District -- CHINATOWN							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- DOWNTOWN CENTER							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
01/26/2017	ENV-2017-322-CE	800 W 7TH ST 90017	9	Central City	CONDITIONAL USE PERMIT (CUB) TO ALLOW THE SALES; SERVICE; AND DISPENSATION OF FULL LINE ALCOHOL BEVERAGES FOR ON-SITE CONSUMPTION WITH LIVE ENTERTAINMENT AS ACCESSORY USE.	CE-CATEGORICAL EXEMPTION	WIL NIEVES (310)375-5925
01/26/2017	ZA-2017-321-CUB	800 W 7TH ST 90017	9	Central City	CONDITIONAL USE PERMIT (CUB) TO ALLOW THE SALES; SERVICE; AND DISPENSATION OF FULL LINE ALCOHOL BEVERAGES FOR ON-SITE CONSUMPTION WITH LIVE ENTERTAINMENT AS ACCESSORY USE.	CUB-Conditional Use Beverage-Alcohol	WIL NIEVES (310)375-5925
Total cases: 2							

Business Improvement District -- EAST HOLLYWOOD							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
01/31/2017	VTT-74846	4760 W SUNSET BLVD 90027	13	Hollywood	FUTURE; NEW AND/OR REPLACEMENT OF MEDICAL OFFICE; HOSPITAL BUILDINGS; PROCEDURE CENTERS AND/OR PARKING AND COMMERCIAL USE		CHRISTOPHER MURRAY, ROSENHEIM AND ASSOCIATES (818)716-2782
01/31/2017	VTT-74848	1345 N VERNON AVE 90027	13	Hollywood	DEMOLISH COMMERCIAL AND MULTI-FAMILY BUILDING; AND TO CONSTRUCT A PARKING STRUCTURE AND A MEDICAL OFFICE BUILDING		CHRISTOPHER MURRAY, ROSENHEIM AND ASSOCIATES (818)716-2782
Total cases: 2							

Business Improvement District -- ENCINO COMMONS							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact

Total cases: 0

Business Improvement District -- FASHION DISTRICT							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- FIGUEROA CORRIDOR							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
02/01/2017	ENV-2017-399-CE	3375 S HOOVER ST 90007	8	South Los Angeles	SALE OF ALCOHOLIC BEVERAGES FOR OFF-SITE CONSUMPTION IN CONJUNCTION WITH A NEW TARGET STORE.	CE-CATEGORICAL EXEMPTION	BETH ABOULAFIA (415)362-1215
02/01/2017	ZA-2017-398-CUB	3375 S HOOVER ST 90007	8	South Los Angeles	SALE OF ALCOHOLIC BEVERAGES FOR OFF-SITE CONSUMPTION IN CONJUNCTION WITH A NEW TARGET STORE.	CUB-Conditional Use Beverage-Alcohol	BETH ABOULAFIA (415)362-1215
Total cases: 2							

Business Improvement District -- GATEWAY TO LOS ANGELES							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
01/23/2017	ENV-2017-242-CE	6225 W CENTURY BLVD 90045	11	Westchester - Playa del Rey	A CONDITIONAL USE PERMIT TO ALLOW THE EXPANSION OF SALES OF A FULL LINE OF ALCOHOLIC BEVERAGES FOR ON-SITE CONSUMPTION IN CONJUNCTION WITH AN EXISTING HOTEL.	CE-CATEGORICAL EXEMPTION	MARGARET TAYLOR (818)398-2740
01/23/2017	ZA-2017-241-CUB	6225 W CENTURY BLVD 90045	11	Westchester - Playa del Rey	A CONDITIONAL USE PERMIT TO ALLOW THE EXPANSION OF SALES OF A FULL LINE OF ALCOHOLIC BEVERAGES FOR ON-SITE CONSUMPTION IN CONJUNCTION WITH AN EXISTING HOTEL.	CUB-Conditional Use Beverage-Alcohol	MARGARET TAYLOR (818)398-2740
Total cases: 2							

Business Improvement District -- GREATER LEIMERT PARK / CRENSHAW CORRIDOR							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact

Total cases: 0

Business Improvement District -- HISTORIC WATERFRONT DISTRICT (SAN PEDRO)								
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact	
01/31/2017	ENV-2017-384-CE	303 W 6TH ST 90731	15	San Pedro	CONDITION USE PERMIT FOR ON-SITE SALE OF A FULL LINE OF ALCOHOLIC BEVERAGES FOR A RESTAURANT/LOUNGE/BAR/LIVE ENTERTAINMENT. TENANT IMPROVEMENTS TO EXISTING RESTAURANT INCLUDING INTERIOR RENOVATIONS AN	CE-CATEGORICAL EXEMPTION	ROBERT PETERSON (951)768-7888	
01/31/2017	ZA-2017-383-CUB	303 W 6TH ST 90731	15	San Pedro	CONDITION USE PERMIT FOR ON-SITE SALE OF A FULL LINE OF ALCOHOLIC BEVERAGES FOR A RESTAURANT/LOUNGE/BAR/LIVE ENTERTAINMENT. TENANT IMPROVEMENTS TO EXISTING RESTAURANT INCLUDING INTERIOR RENOVATIONS AN	CUB-Conditional Use Beverage-Alcohol	ROBERT PETERSON (951)768-7888	

Business Improvement District -- HOLLYWOOD ENTERTAINMENT DISTRICT						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type
Total cases: 0						

Business Improvement District -- HOLLYWOOD MEDIA DISTRICT						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type
Total cases: 0						

Business Improvement District -- LARCHMONT VILLAGE						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type
Total cases: 0						

Business Improvement District -- LINCOLN HEIGHTS						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type
Total cases: 0						

Business Improvement District -- LINCOLN HEIGHTS INDUSTRIAL ZONE						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type
Total cases: 0						

Business Improvement District -- LITTLE TOKYO						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type

Total cases: 0

Business Improvement District -- LOS ANGELES DOWNTOWN INDUSTRIAL DISTRICT								
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact	
01/26/2017	CPC-2017-324-GPA-VZC-HD-SPR	609 E 5TH ST 90013	9	Central City	THE CONSTRUCTION OF A 14-STORY; 77,192SF BUILDING COMPRISED OF 151 RESIDENTIAL UNITS (150 RESTRICTED AFFORDABLE AND ONE MANAGERS UNIT)	GPA-GENERAL PLAN AMENDMENT	JIM RIES (310)838-2400	
01/26/2017	ENV-2017-325-EAF	609 E 5TH ST 90013	9	Central City	THE CONSTRUCTION OF A 14-STORY; 77,192SF BUILDING COMPRISED OF 151 RESIDENTIAL UNITS (150 RESTRICTED AFFORDABLE AND ONE MANAGERS UNIT)	EAF-ENVIRONMENTAL ASSESSMENT	JIM RIES (310)838-2400	
01/26/2017	VTT-74856	609 E 5TH ST 90013	9	Central City	THE CONSTRUCTION OF A 14-STORY; 77,192SF BUILDING COMPRISED OF 151 RESIDENTIAL UNITS (150 RESTRICTED AFFORDABLE AND ONE MANAGERS UNIT)		JIM RIES (310)838-2400	
02/01/2017	CPC-2017-403-GPA-VZC-HD-SPR	508 E 4TH ST 90013	9	Central City	GPA; VZC; HD; SPR; AND VTT TO CONSTRUCT AN AFFORDABLE HOUSING DEVELOPMENT WITH 41 UNITS (40 AFFORDABLE AND 1 MANAGER UNIT).	GPA-GENERAL PLAN AMENDMENT	JIM RIES (310)838-2400	
02/01/2017	ENV-2017-404-EAF	508 E 4TH ST 90013	9	Central City	GPA; VZC; HD; SPR; AND VTT TO CONSTRUCT AN AFFORDABLE HOUSING DEVELOPMENT WITH 41 UNITS (40 AFFORDABLE AND 1 MANAGER UNIT).	EAF-ENVIRONMENTAL ASSESSMENT	JIM RIES (310)838-2400	
02/01/2017	VTT-74858	508 E 4TH ST 90013	9	Central City	GPA; VZC; HD; SPR; AND VTT TO CONSTRUCT AN AFFORDABLE HOUSING DEVELOPMENT WITH 41 UNITS (40 AFFORDABLE AND 1 MANAGER UNIT).		JIM RIES (310)838-2400	
02/02/2017	CPC-2017-420-GPA-VZC-HD-SPR	713 E 5TH ST 90013	9	Central City	GPA; VZC; HD; SPR; AND VTT TO CONSTRUCT AN AFFORDABLE HOUSING DEVELOPMENT WITH 51 UNITS (50 AFFORDABLE AND 1 MANAGER UNIT).	GPA-GENERAL PLAN AMENDMENT	JIM RIES (310)838-2400	
02/02/2017	ENV-2017-421-EAF	713 E 5TH ST 90013	9	Central City	GPA; VZC; HD; SPR; AND VTT TO CONSTRUCT AN AFFORDABLE HOUSING DEVELOPMENT WITH 51 UNITS (50 AFFORDABLE AND 1 MANAGER UNIT).	EAF-ENVIRONMENTAL ASSESSMENT	JIM RIES (310)838-2400	
02/02/2017	VTT-74857	713 E 5TH ST 90013	9	Central City	GPA; VZC; HD; SPR; AND VTT TO CONSTRUCT AN AFFORDABLE HOUSING DEVELOPMENT WITH 51 UNITS (50 AFFORDABLE AND 1 MANAGER UNIT).		JIM RIES (310)838-2400	

Total cases: 9

Business Improvement District -- LOS ANGELES TOURISM MARKETING								
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact	
01/23/2017	ENV-2017-242-CE	6225 W CENTURY BLVD 90045	11	Westchester - Playa del Rey	A CONDITIONAL USE PERMIT TO ALLOW THE EXPANSION OF SALES OF A FULL LINE OF ALCOHOLIC BEVERAGES FOR ON-SITE CONSUMPTION IN CONJUNCTION WITH AN EXISTING HOTEL.	CE-CATEGORICAL EXEMPTION	MARGARET TAYLOR (818)398-2740	

01/23/2017	ZA-2017-241-CUB	6225 W CENTURY BLVD 90045	11	Westchester - Playa del Rey	A CONDITIONAL USE PERMIT TO ALLOW THE EXPANSION OF SALES OF A FULL LINE OF ALCOHOLIC BEVERAGES FOR ON-SITE CONSUMPTION IN CONJUNCTION WITH AN EXISTING HOTEL.	CUB-Conditional Use Beverage-Alcohol	MARGARET TAYLOR (818)398-2740
02/02/2017	ENV-2017-417-CE	8221 W MARMONT LANE 90069	5	Hollywood	A NEW CONDITIONAL USE PERMIT TO ALLOW FOR THE CONDITIONAL USE PERMIT TO ALLOW FOR THE CONTINUED SALE AND DISPENSING OF A FULL LINE OF ALCOHOLIC BEVERAGES IN CONJUNCTION WITH AN EXISTING 60;461SF HOTEL	CE-CATEGORICAL EXEMPTION	ELIZABETH PETERSON (213)620-1904
02/02/2017	ZA-2017-416-CUB	8221 W MARMONT LANE 90069	5	Hollywood	A NEW CONDITIONAL USE PERMIT TO ALLOW FOR THE CONDITIONAL USE PERMIT TO ALLOW FOR THE CONTINUED SALE AND DISPENSING OF A FULL LINE OF ALCOHOLIC BEVERAGES IN CONJUNCTION WITH AN EXISTING 60;461SF HOTEL	CUB-Conditional Use Beverage-Alcohol	ELIZABETH PETERSON (213)620-1904
Total cases: 4							

Business Improvement District -- LOS FELIZ VILLAGE							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- MELROSE							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- NORTH HOLLYWOOD TRANSIT							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
01/24/2017	ENV-2017-282-EAF	5301 N LANKERSHIM BLVD 91601	4	North Hollywood - Valley Village	CONDITIONAL USE PERMIT TO ALLOW THE ON-SITE AND OFF-SITE SALE AND DISPENSING OF FULL-LINE OF ALCOHOLIC BEVERAGES IN CONJUNCTION WITH AN EXISTING RESTAURANT SPACE WITH LIVE ENTERTAINMENT AND DANCING.	EAF-ENVIRONMENTAL ASSESSMENT	BRAD ROSENHEIM (818)716-2789
01/24/2017	ZA-2017-281-CUB-CUX	5301 N LANKERSHIM BLVD 91601	4	North Hollywood - Valley Village	CONDITIONAL USE PERMIT TO ALLOW THE ON-SITE AND OFF-SITE SALE AND DISPENSING OF FULL-LINE OF ALCOHOLIC BEVERAGES IN CONJUNCTION WITH AN EXISTING RESTAURANT SPACE WITH LIVE ENTERTAINMENT AND DANCING.	CUB-Conditional Use Beverage-Alcohol	BRAD ROSENHEIM (818)716-2789

Total cases: 2

Business Improvement District -- OLD GRANADA VILLAGE							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- PACIFIC PALISADES							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
02/02/2017	ZA-2017-424-CUB	15244 W SUNSET BLVD 90272	11	Brentwood - Pacific Palisades	PURSUANT TO LAMC SECTION 12.24 W 1 TO ALLOW THE USE AND MAINTENANCE OF AN EXISTING 46 SEAT RESTAURANT CHANGING FORM THE SALE AND DISPENSING OF BEER & WINE FOR ONSITE CONSUMPTION TO FULL LIQUOR LINE;	CUB-Conditional Use Beverage-Alcohol	RICHARD HERMAN (323)465-7066
02/02/2017	ENV-2017-425-CE	15244 W SUNSET BLVD 90272	11	Brentwood - Pacific Palisades	PURSUANT TO LAMC SECTION 12.24 W 1 TO ALLOW THE USE AND MAINTENANCE OF AN EXISTING 46 SEAT RESTAURANT CHANGING FORM THE SALE AND DISPENSING OF BEER & WINE FOR ONSITE CONSUMPTION TO FULL LIQUOR LINE;	CE-CATEGORICAL EXEMPTION	RICHARD HERMAN (323)465-7066
Total cases: 2							

Business Improvement District -- SOUTH LOS ANGELES INDUSTRIAL TRACT (GOODYEAR)							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- SOUTH PARK							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
01/24/2017	ENV-2017-270-CE	900 W OLYMPIC BLVD 90015	9	Central City	APPROVAL OF PLANS FILING IN COMPLIANCE WITH CONDITION NO. 14 A – J; CASE NO. ZA 2008-1165(PAB) FOR A CONDITION CHECK AS REQUIRED BY THE LOS ANGELES SPORTS AND ENTERTAINMENT DISTRICT SPECIFIC PLAN.	CE-CATEGORICAL EXEMPTION	GREGORY BELL (323)935-0900

02/01/2017	CPC-2017-400-GPA-VZC-HD-VCU-TDR-SPR	1600 S FIGUEROA ST 90015	9	Central City	THE DEMOLITION OF AN AUTOMOBILE DEALERSHIP AND REPAIR SHOP; AND CONSTRUCTION OF A NEW 52-STORY; MIXED-USE DEVELOPMENT CONSISTING OF 336 DWELLING UNITS; 250 HOTEL GUEST ROOMS; 8,474SF OF HOTEL	GPA-GENERAL PLAN AMENDMENT	JOEL MILLER (213)223-1440
02/01/2017	ENV-2017-401-EAF	1600 S FIGUEROA ST 90015	9	Central City	THE DEMOLITION OF AN AUTOMOBILE DEALERSHIP AND REPAIR SHOP; AND CONSTRUCTION OF A NEW 52-STORY; MIXED-USE DEVELOPMENT CONSISTING OF 336 DWELLING UNITS; 250 HOTEL GUEST ROOMS; 8,474SF OF HOTEL	EAF-ENVIRONMENTAL ASSESSMENT	JOEL MILLER (213)223-1440
02/01/2017	VTT-74752	1600 S FIGUEROA ST 90015	9	Central City	THE DEMOLITION OF AN AUTOMOBILE DEALERSHIP AND REPAIR SHOP; AND CONSTRUCTION OF A NEW 52-STORY; MIXED-USE DEVELOPMENT CONSISTING OF 336 DWELLING UNITS; 250 HOTEL GUEST ROOMS; 8,474SF OF HOTEL		JOEL MILLER (213)223-1440
02/01/2017	VTT-74868	940 S BIXEL ST 90015	9	Central City	PROPOSED MIXED-USE DEVELOPMENT CONSISTING OF 3 TOWERS FOR A TOTAL OF 1,367 UNITS; 20,000 SF. OF RESTAURANT USES; 20,000 SF. OF OTHER COMMERCIAL USES; AND 2,131 PARKING SPACES BELOW GRADE AND PODIUM.		JEROLD NEUMAN/JEREMY CHAN/LINER, LLP (213)694-3128

Total cases: 5

Business Improvement District -- SOUTH PARK II						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type
Total cases: 0						

Business Improvement District -- STUDIO CITY						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type
Total cases: 0						

Business Improvement District -- SUNSET AND VINE						
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type

Total cases: 0

Business Improvement District -- TARZANA SAFARI WALK							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- VILLAGE AT SHERMAN OAKS DISTRICT							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact

Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
01/25/2017	ZA-2017-294-CUB	4566 N VAN NUYS BLVD 91403	4	Sherman Oaks - Studio City - Toluca Lake - Cahuenga Pass	ON-SITE ALCOHOL BEVERAGE SALES FOR AN EXISTING RESTAURANT AND A PROPOSED OUTDOOR PATIO.	CUB-Conditional Use Beverage-Alcohol	SHERYL BRADY, PERMIT PLACE (818)786-8960
01/25/2017	ENV-2017-293-CE	4566 N VAN NUYS BLVD 91403	4	Sherman Oaks - Studio City - Toluca Lake - Cahuenga Pass	ON-SITE ALCOHOL BEVERAGE SALES FOR AN EXISTING RESTAURANT AND A PROPOSED OUTDOOR PATIO.	CE-CATEGORICAL EXEMPTION	SHERYL BRADY, PERMIT PLACE (818)786-8960

Business Improvement District -- WESTCHESTER							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- WESTWOOD							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- WILMINGTON COMMERCIAL							
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Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
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Total cases: 0

Business Improvement District -- WILSHIRE CENTER							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
01/23/2017	ENV-2017-258-EAF	601 S HOBART BLVD 90005	10	Wilshire	16-STORY MIXED USE PROJECT CONSISTING OF GROUND FLOOR RETAIL; A HOTEL OPERATION FROM THE 2ND THROUGH 7TH FLOORS; AND RESIDENTIAL CONDOMINIUM UNITS FROM THE 8TH THROUGH 16TH FLOORS.	EAF-ENVIRONMENTAL ASSESSMENT	BILL ROBINSON (213)908-5634
01/23/2017	ZA-2017-259-CU-CUB-SPR-ZAA	601 S HOBART BLVD 90005	10	Wilshire	16-STORY MIXED USE PROJECT CONSISTING OF GROUND FLOOR RETAIL; A HOTEL OPERATION FROM THE 2ND THROUGH 7TH FLOORS; AND RESIDENTIAL CONDOMINIUM UNITS FROM THE 8TH THROUGH 16TH FLOORS.	CU-CONDITIONAL USE	BILL ROBINSON (213)908-5634
01/24/2017	ENV-2017-272-CE	610 S SERRANO AVE 90005	10	Wilshire	CONDITIONAL USE PERMIT TO ALLOW THE CONTINUED ON-SITE SALE OF ALCOHOLIC BEVERAGES.	CE-CATEGORICAL EXEMPTION	ALEX Y. WOO (213)268-8575
01/24/2017	ENV-2017-276-CE	610 S SERRANO AVE 90005	10	Wilshire	PLAN APPROVAL CONDITIONAL USE	CE-CATEGORICAL EXEMPTION	ALEX WOO (213)268-8575
02/02/2017	ENV-2017-419-CE	3472 W 8TH ST 90005	10	Wilshire	CONDITION USE TO ALLOW THE SALE AND DISPENSING OF A FULL LINE OF ALCOHOL BEVERAGES FOR ONSITE CONSUMPTION IN CONJUNCTION WITH AN EXISTING RESTAURANT WITH KARAOKE STUDIO	CE-CATEGORICAL EXEMPTION	JONATHAN YANG (213)471-2089
02/02/2017	ZA-2017-418-CUB	3472 W 8TH ST 90005	10	Wilshire	CONDITION USE TO ALLOW THE SALE AND DISPENSING OF A FULL LINE OF ALCOHOL BEVERAGES FOR ONSITE CONSUMPTION IN CONJUNCTION WITH AN EXISTING RESTAURANT WITH KARAOKE STUDIO	CUB-Conditional Use Beverage-Alcohol	JONATHAN YANG (213)471-2089

Total cases: 6

**Entitlement Applications Received by Department of City Planning
By Business Improvement District
02/05/2017 to 02/18/2017**

Business Improvement District -- ARTS DISTRICT							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
02/06/2017	CPC-2017-469-GPA-VZC-HD-CU-MCUP-SPR	926 E 4TH ST 90013	9	Central City North	CONSTRUCTION OF AN 11-STORY OFFICE BUILDING; 190-FEET IN HEIGHT TO INCLUDE MECHANICAL PENTHOUSE; WITH UP TO 14,906 SQUARE FEET OF GROUND FLOOR COMMERCIAL SPACE WITH 255;514 SQUARE FEET OF NEW OFFICE F	GPA-GENERAL PLAN AMENDMENT	EDGAR KHALATIAN (213)229-9548
02/06/2017	ENV-2017-470-EAF	926 E 4TH ST 90013	9	Central City North	CONSTRUCTION OF AN 11-STORY OFFICE BUILDING; 190-FEET IN HEIGHT TO INCLUDE MECHANICAL PENTHOUSE; WITH UP TO 14,906 SQUARE FEET OF GROUND FLOOR COMMERCIAL SPACE WITH 255;514 SQUARE FEET OF NEW OFFICE F	EAF-ENVIRONMENTAL ASSESSMENT	EDGAR KHALATIAN (213)229-9548
02/06/2017	VTT-74745	926 E 4TH ST 90013	9	Central City North	CONSTRUCTION OF AN 11-STORY OFFICE BUILDING; 190-FEET IN HEIGHT TO INCLUDE MECHANICAL PENTHOUSE; WITH UP TO 14,906 SQUARE FEET OF GROUND FLOOR COMMERCIAL SPACE WITH 255;514 SQUARE FEET OF NEW OFFICE F		EDGAR KHALATIAN (213)229-9548
02/14/2017	CPC-2017-610-GPA-VZC-HD-SPR	940 E 4TH ST 90013	14	Central City North	DEMOLITION OF AN EXISTING WAREHOUSE BUILDING AND CONSTRUCTION OF MIXED-USE AND MIXED-INCOME DEVELOPMENT WITH 93 LLIVE/WORK UNITS (11 AFFORDABLE) AND 20;248 SF OF COMMERCIAL FLOOR AREA.	GPA-GENERAL PLAN AMENDMENT	DONNA TRIPP (310)838-2400
02/14/2017	ENV-2017-611-EAF	940 E 4TH ST 90013	14	Central City North	DEMOLITION OF AN EXISTING WAREHOUSE BUILDING AND CONSTRUCTION OF MIXED-USE AND MIXED-INCOME DEVELOPMENT WITH 93 LLIVE/WORK UNITS (11 AFFORDABLE) AND 20;248 SF OF COMMERCIAL FLOOR AREA.	EAF-ENVIRONMENTAL ASSESSMENT	DONNA TRIPP (310)838-2400
02/14/2017	VTT-74867	940 E 4TH ST 90013	14	Central City North	DEMOLITION OF AN EXISTING WAREHOUSE BUILDING AND CONSTRUCTION OF MIXED-USE AND MIXED-INCOME DEVELOPMENT WITH 93 LLIVE/WORK UNITS (11 AFFORDABLE) AND 20;248 SF OF COMMERCIAL FLOOR AREA.		DONNA TRIPP (310)838-2400
Total cases: 6							

Business Improvement District -- BRENTWOOD VILLAGE							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact

Total cases: 0

Business Improvement District -- BYZANTINE LATINO QUARTER - PICO BOULEVARD								
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact	
02/09/2017	DIR-2017-540-CWNC	3018 W PICO BLVD 90006	1	South Los Angeles	PURSUANT TO LAMC 12.20.3.J; CONFORMING WORK ON A NON-CONTRIBUTING ELEMENT IN THE HARVARD HEIGHTS HPOZ FOR FACADE RENOVATION TO LEGALIZE WORK ORIGINAL DONE WITHOUT APPROVALS.	CWNC-CONFORMING WORK NON-CONTRIBUTING ELEMENTS	SHAHRIAR YADEGARI (310)430-6033	
02/13/2017	ENV-2017-586-CE	2801 W PICO BLVD 90006	1	Wilshire	CONDITIONAL USE PERMIT TO ALLOW DANCING IN CONJUNCTION WITH AN EXISTING RESTAURANT	CE-CATEGORICAL EXEMPTION	LEONARDO MAGANA (213)810-1360	
02/13/2017	ZA-2017-585-CUX	2801 W PICO BLVD 90006	1	Wilshire	CONDITIONAL USE PERMIT TO ALLOW DANCING IN CONJUNCTION WITH AN EXISTING RESTAURANT	CUX-ADULT ENTERTAINMENTS	LEONARDO MAGANA (213)810-1360	

Total cases: 3

Business Improvement District -- CENTRAL AVENUE							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- CENTURY CITY							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- CHATSWORTH							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact

Total cases: 0

Business Improvement District -- DOWNTOWN CENTER								
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact	
02/08/2017	CPC-2017-505-TDR-SPR	625 W 8TH ST 90017	9	Central City	THE DEMOLITION OF AN EXISTING THREE-STORY GARAGE; AND CONSTRUCTION OF A NEW 40-STORY; MIXED-USE DEVELOPMENT CONSISTING OF 409 DWELLING UNITS.	TDR-TRANSFER OF DEVELOPMENT RIGHTS (aka TFAR)	DONNA TRIPP (310)838-2400	
02/08/2017	ENV-2017-506-EIR	625 W 8TH ST 90017	9	Central City	THE DEMOLITION OF AN EXISTING THREE-STORY GARAGE; AND CONSTRUCTION OF A NEW 40-STORY; MIXED-USE DEVELOPMENT CONSISTING OF 409 DWELLING UNITS.	EIR-ENVIRONMENTAL IMPACT REPORT	DONNA TRIPP (310)838-2400	
02/08/2017	VTT-74876	625 W 8TH ST 90017	9	Central City	THE DEMOLITION OF AN EXISTING THREE-STORY GARAGE; AND CONSTRUCTION OF A NEW 40-STORY; MIXED-USE DEVELOPMENT CONSISTING OF 409 DWELLING UNITS.		DONNA TRIPP (310)838-2400	
02/09/2017	ENV-2017-529-CE	813 S FLOWER ST 90017	9	Central City	A CONDITIONAL USE BEVERAGE TO ALLOW THE SALE AND DISPENSING OF A FULL-LINE OF ALCOHOLIC BEVERAGES FOR ON-SITE CONSUMPTION IN CONJUNCTION WITH A 200 SEAT RESTAURANT	CE-CATEGORICAL EXEMPTION	KATE BARTOLO (213)896-8906	
02/09/2017	ZA-2017-528-CUB	813 S FLOWER ST 90017	9	Central City	A CONDITIONAL USE BEVERAGE TO ALLOW THE SALE AND DISPENSING OF A FULL-LINE OF ALCOHOLIC BEVERAGES FOR ON-SITE CONSUMPTION IN CONJUNCTION WITH A 200 SEAT RESTAURANT	CUB-Conditional Use Beverage-Alcohol	KATE BARTOLO (213)896-8906	

Business Improvement District -- ENCINO COMMONS

Business Improvement District -- FASHION DISTRICT

Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
02/06/2017	AA-2017-463-PMEX	737 S SPRING ST 90014	14	Central City	CONSTRUCTION OF 24-STORY MIXED USE BUILDING WITH 275 RESIDENTIAL UNITS.	PMEX-PARCEL MAP EXEMPTION	TAYLOR MILLER (213)337-3689
02/09/2017	ZA-2017-516-CUB	221 E PICO BLVD 90015	9	Central City	A CUP TO ALLOW THE SALE & DISPENSING OF A FULL LINE OF ALCOHOL BEVERAGES FOR ONSITE CONSUMPTION IN CONJUNCTION WITH A PROPOSED 1,537SF RESTAURANT;14 INTERIOR SEATS & A 163 SF OUTDOOR PATIO 5 EX SEATS	CUB-Conditional Use Beverage-Alcohol	BRETT ENGSTROM (213)993-7350
02/09/2017	ENV-2017-517-CE	221 E PICO BLVD 90015	9	Central City	A CUP TO ALLOW THE SALE & DISPENSING OF A FULL LINE OF ALCOHOL BEVERAGES FOR ONSITE CONSUMPTION IN CONJUNCTION WITH A PROPOSED 1,537SF RESTAURANT;14 INTERIOR SEATS & A 163 SF OUTDOOR PATIO 5 EX SEATS	CE-CATEGORICAL EXEMPTION	BRETT ENGSTROM (213)993-7350

Total cases: 3

Business Improvement District -- FIGUEROA CORRIDOR

Total cases: 0

Business Improvement District -- GATEWAY TO LOS ANGELES

Total cases: 0

Total cases: 0

Business Improvement District -- GREATER LEIMERT PARK / CRENSHAW CORRIDOR

Business Improvement District | GREEN ELEMENT PARK OVERVIEW CORRIDOR

Total cases: 0

Business Improvement District -- HIGHLAND PARK							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- HISTORIC DOWNTOWN LOS ANGELES							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- HISTORIC OLD TOWN CANOGA PARK							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- HISTORIC WATERFRONT DISTRICT (SAN PEDRO)							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- HOLLYWOOD ENTERTAINMENT DISTRICT							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
02/07/2017	ENV-2017-475-EAF	6615 W HOLLYWOOD BLVD 90028	13	Hollywood	REQUESTING CONDITIONAL USE PERMIT FOR THE SALE OF ALCOHOL AT A 7,850 SQUARE FOOT RESTAURANT WITH TOTAL OF 237 SEATS WITH HOURS OF OPERATION FROM 8:00AM-12:30AM DAILY IN ADDITION TO THE IMPLEMENTATION	EAF-ENVIRONMENTAL ASSESSMENT	NICK LEATHERS (213)620-1904

Total cases: 2

Total cases: 2

Business Improvement District -- HOLLYWOOD MEDIA DISTRICT

Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
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Total cases: 0

Business Improvement District -- LARCHMONT VILLAGE

Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
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Total cases: 0

Business Improvement District -- LINCOLN HEIGHTS

Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
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Total cases: 0

Business Improvement District -- LINCOLN HEIGHTS INDUSTRIAL ZONE

Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
02/13/2017	DIR-2017-563-AC	211 W AVENUE 33 90031	1	Northeast Los Angeles	CHANGE OF USE FROM LIGHT MANUFACTURING BUILDING TO AUDIO RECORDING STUDIO	AC-ADMINISTRATIVE CLEARANCE	JEFFREY SMALLEY (323)704-6196

Business Improvement District -- LITTLE TOKYO

Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
02/06/2017	ENV-2017-471-CE	119 S JAPANESE VILLAGE PLAZA MALL 90012	9	Central City	ON-SITE CONSUMPTION OF ALCOHOL BEVERAGES SALES OF BEER AND WINE FOR AN EXISTING RESTAURANT WITH A 61 INTERIOR SEATS AND 32 EXTERIOR SEAT.	CE-CATEGORICAL EXEMPTION	PATRICK E. PANZARELLO, PATRICK E. PANZARELLO CONSULTING SERVICES (818)310-8589
02/06/2017	ZA-2017-472-CUB	119 S JAPANESE VILLAGE PLAZA MALL 90012	9	Central City	ON-SITE CONSUMPTION OF ALCOHOL BEVERAGES SALES OF BEER AND WINE FOR AN EXISTING RESTAURANT WITH A 61 INTERIOR SEATS AND 32 EXTERIOR SEAT.	CUB-Conditional Use Beverage-Alcohol	PATRICK E. PANZARELLO, PATRICK E. PANZARELLO CONSULTING SERVICES (818)310-8589
Total cases: 2							

Business Improvement District -- LOS ANGELES DOWNTOWN INDUSTRIAL DISTRICT

Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
02/10/2017	CPC-2017-552-GPA-VZC-HD-SPR	690 E 4TH PL 90013	9	Central City	NEW MIXED-USE DEVELOPMENT CONSISTING OF 994 RESIDENTIAL UNITS(INCLUDING 110 LIVE/WORK UNITS AND 160 AFFORDABLE UNITS) AND 99,300 SF. OF GROUND LEVEL AND A PORTION OF 2ND LEVEL COMMERCIAL SPACE.	GPA-GENERAL PLAN AMENDMENT	JULIA CHANG/ DESIGN GROUP BEAU, INC. (213)388-6642
02/10/2017	ENV-2017-553-EIR	690 E 4TH PL 90013	9	Central City	NEW MIXED-USE DEVELOPMENT CONSISTING OF 994 RESIDENTIAL UNITS(INCLUDING 110 LIVE/WORK UNITS AND 160 AFFORDABLE UNITS) AND 99,300 SF. OF GROUND LEVEL AND A PORTION OF 2ND LEVEL COMMERCIAL SPACE.	EIR-ENVIRONMENTAL IMPACT REPORT	JULIA CHANG/ DESIGN GROUP BEAU, INC. (213)388-6642
02/13/2017	CPC-2017-589-GPA-VZC-HD-SPR	615 S CROCKER ST 90021	14	Central City	PROPOSED 19-STORY MIXED-USE PROJECT CONSISTING OF 303 RESIDENTIAL DWELLING UNITS (298 UNITS DESIGNATION RESTRICTED AFFORDABLE AT THE VERY LOW INCOME LEVEL) AND 19,909 SF. OF COMMERCIAL USES.	GPA-GENERAL PLAN AMENDMENT	JIM RIES/ CRAIG LAWSON & CO., LLC (310)838-2400
02/13/2017	ENV-2017-590-EAF	615 S CROCKER ST 90021	14	Central City	PROPOSED 19-STORY MIXED-USE PROJECT CONSISTING OF 303 RESIDENTIAL DWELLING UNITS (298 UNITS DESIGNATION RESTRICTED AFFORDABLE AT THE VERY LOW INCOME LEVEL) AND 19,909 SF. OF COMMERCIAL USES.	EAF-ENVIRONMENTAL ASSESSMENT	JIM RIES/ CRAIG LAWSON & CO., LLC (310)838-2400
02/13/2017	VTT-74864	615 S CROCKER ST 90021	14	Central City	PROPOSED 19-STORY MIXED-USE PROJECT CONSISTING OF 303 RESIDENTIAL DWELLING UNITS (298 UNITS DESIGNATION RESTRICTED AFFORDABLE AT THE VERY LOW INCOME LEVEL) AND 19,909 SF. OF COMMERCIAL USES.		JIM RIES/ CRAIG LAWSON & CO., LLC (310)838-2400
02/14/2017	CPC-2017-614-GPA-VZC-HD-MSC-SPR	554 S SAN PEDRO ST 90013	14	Central City	PROPOSED CONSTRUCTION OF TWO NEW MULTI-FAMILY RESIDENTIAL BUILDINGS CONSISTING OF UP TO 407 AFFORDABLE RESIDENTIAL UNITS AND 12,300 SF. OF COMMERCIAL SPACE.	GPA-GENERAL PLAN AMENDMENT	JIM RIES/ CRAIG LAWSON & CO., LLC (310)838-4200
02/14/2017	ENV-2017-615-EAF	554 S SAN PEDRO ST 90013	14	Central City	PROPOSED CONSTRUCTION OF TWO NEW MULTI-FAMILY RESIDENTIAL BUILDINGS CONSISTING OF UP TO 407 AFFORDABLE RESIDENTIAL UNITS AND 12,300 SF. OF COMMERCIAL SPACE.	EAF-ENVIRONMENTAL ASSESSMENT	JIM RIES/ CRAIG LAWSON & CO., LLC (310)838-4200

Business Improvement District -- LOS ANGELES TOURISM MARKETING							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
02/09/2017	ENV-2017-529-CE	813 S FLOWER ST 90017	9	Central City	A CONDITIONAL USE BEVERAGE TO ALLOW THE SALE AND DISPENSING OF A FULL-LINE OF ALCOHOLIC BEVERAGES FOR ON-SITE CONSUMPTION IN CONJUNCTION WITH A 200 SEAT RESTAURANT	CE-CATEGORICAL EXEMPTION	KATE BARTOLO (213)896-8906
02/09/2017	ZA-2017-528-CUB	813 S FLOWER ST 90017	9	Central City	A CONDITIONAL USE BEVERAGE TO ALLOW THE SALE AND DISPENSING OF A FULL-LINE OF ALCOHOLIC BEVERAGES FOR ON-SITE CONSUMPTION IN CONJUNCTION WITH A 200 SEAT RESTAURANT	CUB-Conditional Use Beverage-Alcohol	KATE BARTOLO (213)896-8906

Business Improvement District -- NORTH HOLLYWOOD TRANSIT								
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact	

02/16/2017	DIR-2017-647-DB	4882 N LANKERSHIM BLVD 91601	2	North Hollywood - Valley Village	FIVE-STORY MIXED USE WITH ONE LEVEL SUBTERRANEAN GARAGE. FIRST FLOOR 3,320 SQ. FT. COMMERCIAL; FLOOR 2 - 5 THIRTY-FIVE RENTAL UNITS.	DB-DENSITY BONUS	URI ARBEL (323)848-4393
02/16/2017	ENV-2017-648-EAF	4882 N LANKERSHIM BLVD 91601	2	North Hollywood - Valley Village	FIVE-STORY MIXED USE WITH ONE LEVEL SUBTERRANEAN GARAGE. FIRST FLOOR 3,320 SQ. FT. COMMERCIAL; FLOOR 2 - 5 THIRTY-FIVE RENTAL UNITS.	EAF-ENVIRONMENTAL ASSESSMENT	URI ARBEL (323)848-4393

Total cases: 2

Total cases: 0

Total cases: 0

Total cases: 0

Total cases: 0

Business Improvement District -- SOUTH PARK II

Business Improvement District -- SOUTH PARK II							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
02/06/2017	AA-2017-454-COC	1017 S OLIVE ST 90015	9	Central City	A CERTIFICATE OF COMPLIANCE TO LEGALIZE A LOT CREATED BY AN ALLEY SPLITTING A LEGAL PARCEL INTO TWO SEPARATE PARCELS.	COC-CERTIFICATE OF COMPLIANCE	PAUL GARRY (213)223-1451
02/16/2017	ZA-2017-638-CUB	215 W PICO BLVD 90015	9	Central City	PROPOSED ON-SITE AND OFF-SITE SALE OF FULL LINE ALCOHOL IN CONJUNCTION WITH A FAST CASUAL RESTAURANT; WITH 389 SEATS TOTAL(255 INDOOR AND 134 OUTDOOR).	CUB-Conditional Use Beverage-Alcohol	GREGORY C. TAYLOR/ THE TAYLOR GROUP (818)716-5770

Total cases: 2

Business Improvement District -- STUDIO CITY

Business Improvement District -- STUDIO CITY							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
02/06/2017	DIR-2017-464-SPP	12021 W VENTURA BLVD 91604	2	Sherman Oaks - Studio City - Toluca Lake - Cahuenga Pass	OPT IN TO THE IN - LIEU PARKING DEFICIENCY FEE FOR SEVEN (7) PARKING SPACES OF \$100 / SPACE PER MONTH IN CONJUNCTION WITH CHANGE OF USE FROM RETAIL TO TAKE-OUT FOOD RESTAURANT.	SPP-SPECIFIC PLAN PROJECT PERMIT COMPLIANCE	PATRIC E. PANZARELLO (818)310-8589
02/06/2017	ENV-2017-465-CE	12021 W VENTURA BLVD 91604	2	Sherman Oaks - Studio City - Toluca Lake - Cahuenga Pass	OPT IN TO THE IN - LIEU PARKING DEFICIENCY FEE FOR SEVEN (7) PARKING SPACES OF \$100 / SPACE PER MONTH IN CONJUNCTION WITH CHANGE OF USE FROM RETAIL TO TAKE-OUT FOOD RESTAURANT.	CE-CATEGORICAL EXEMPTION	PATRIC E. PANZARELLO (818)310-8589

Total cases: 2

Business Improvement District -- SUNSET AND VINE

Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
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Total cases: 0

Business Improvement District -- TARZANA SAFARI WALK

Business Improvement District - TAKOMA PARK WALK

Total cases: 0

Business Improvement District -- VILLAGE AT SHERMAN OAKS DISTRICT							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- WESTCHESTER							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- WESTWOOD							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
02/17/2017	DIR-2017-673-DRB-SPP	1051 S BROXTON AVE 90024	5	Westwood	CHANGE OF USE FROM THEATER TO 2 RESTAURANTS WITHIN THE SPECIFIC PLAN	DRB-DESIGN REVIEW BOARD	NORTON CHING (310)826-2100
02/17/2017	ENV-2017-674-CE	1051 S BROXTON AVE 90024	5	Westwood	CHANGE OF USE FROM THEATER TO 2 RESTAURANTS WITHIN THE SPECIFIC PLAN	CE-CATEGORICAL EXEMPTION	NORTON CHING (310)826-2100
Total cases: 2							

Business Improvement District -- WILMINGTON COMMERCIAL							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
Total cases: 0							

Business Improvement District -- WILSHIRE CENTER							
Application Date	Case Number	Address	CD	Community Plan Area	Project Description	Request Type	Applicant Contact
02/09/2017	ENV-2017-520-CE	3699 W WILSHIRE BLVD 90010	10	Wilshire	A 2ND FLOOR 12,083 S.F. EXPANSION OF AN (E) 24,851 S.F. HEALTH CLUB ON PORTIONS OF THE 1ST/2ND STORIES OF A 13-STORY OFFICE BUILDING ON A 48,130 S.F. SITE IN THE C4-2 ZONE.	CE-CATEGORICAL EXEMPTION	MICHAEL CHEN (206)749-9993

02/09/2017	ENV-2017-535-CE	326 S ST ANDREWS PL 90020	4	Wilshire	CHANGE OF USE OF THE EXISTING STORAGE ROOMS INTO 2 (N) STUDIO UNITS AND BICYCLE PARKING IN LIEU OF 2 ADDITIONAL REQUIRED PARKING.	CE-CATEGORICAL EXEMPTION	JOSEPH PAZCOGUIN (310)619-1977
02/09/2017	ZA-2017-519-ZV	3699 W WILSHIRE BLVD 90010	10	Wilshire	A 2ND FLOOR 12,083 S.F. EXPANSION OF AN (E) 24,851 S.F. HEALTH CLUB ON PORTIONS OF THE 1ST/2ND STORIES OF A 13-STORY OFFICE BUILDING ON A 48,130 S.F. SITE IN THE C4-2 ZONE.	ZV-ZONE VARIANCE	MICHAEL CHEN (206)749-9993
02/09/2017	ZA-2017-534-ZV	326 S ST ANDREWS PL 90020	4	Wilshire	CHANGE OF USE OF THE EXISTING STORAGE ROOMS INTO 2 (N) STUDIO UNITS AND BICYCLE PARKING IN LIEU OF 2 ADDITIONAL REQUIRED PARKING.	ZV-ZONE VARIANCE	JOSEPH PAZCOGUIN (310)619-1977
02/14/2017	ENV-2017-606-CE	400 S WESTERN AVE 90020	4	Wilshire	CONDITIONAL USE FOR ON-SITE BEER AND WINE IN CONJUNCTION WITH AN EXISTING 1,875 SQUARE-FEET RESTAURANT.	CE-CATEGORICAL EXEMPTION	BILL ROBINSON (213)999-6711
02/14/2017	ZA-2017-604-CUB	400 S WESTERN AVE 90020	4	Wilshire	CONDITIONAL USE FOR ON-SITE BEER AND WINE IN CONJUNCTION WITH AN EXISTING 1,875 SQUARE-FEET RESTAURANT.	CUB-Conditional Use Beverage-Alcohol	BILL ROBINSON (213)999-6711
02/16/2017	ENV-2017-631-CE	3660 W 3RD ST 90020	4	Wilshire	THE SALE OF BEER AND WINE AT A MARKET; NEW TENANT; WITH HOURS OF OPERATION TO BE 24-HOURS; DAILY.	CE-CATEGORICAL EXEMPTION	SHERRIE OLSON (909)519-1816
02/16/2017	ZA-2017-630-CUB	3660 W 3RD ST 90020	4	Wilshire	THE SALE OF BEER AND WINE AT A MARKET; NEW TENANT; WITH HOURS OF OPERATION TO BE 24-HOURS; DAILY.	CUB-Conditional Use Beverage-Alcohol	SHERRIE OLSON (909)519-1816
02/17/2017	ZA-2017-671-CUB	345 S WESTERN AVE 90020	4	Wilshire	A CONDITIONAL USE TO PERMIT THE CONTINUED SALE AND DISPENSING OF FULL LINE ALCOHOL FOR ON-SITE CONSUMPTION IN CONJUNVTION WITH A 5,000SF RESTAURANT/KARAOKE WITH HOURS OF OPERATION FROM 10AM-2AM	CUB-Conditional Use Beverage-Alcohol	ALEX WOO (213)228-3288
02/17/2017	ENV-2017-672-CE	345 S WESTERN AVE 90020	4	Wilshire	A CONDITIONAL USE TO PERMIT THE CONTINUED SALE AND DISPENSING OF FULL LINE ALCOHOL FOR ON-SITE CONSUMPTION IN CONJUNVTION WITH A 5,000SF RESTAURANT/KARAOKE WITH HOURS OF OPERATION FROM 10AM-2AM	CE-CATEGORICAL EXEMPTION	ALEX WOO (213)228-3288

Total cases: 10